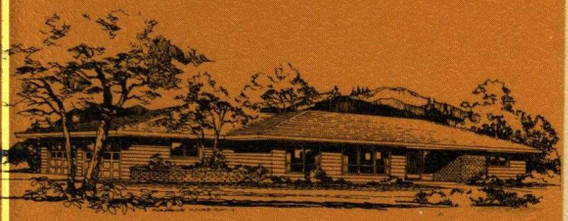
$2.00



Exterior variations are available on most plans

Midwestern Homes

Pre-Engineered with precision and care

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Division of Buckingham Wood Products, Inc.
Rapid City, South Dakota

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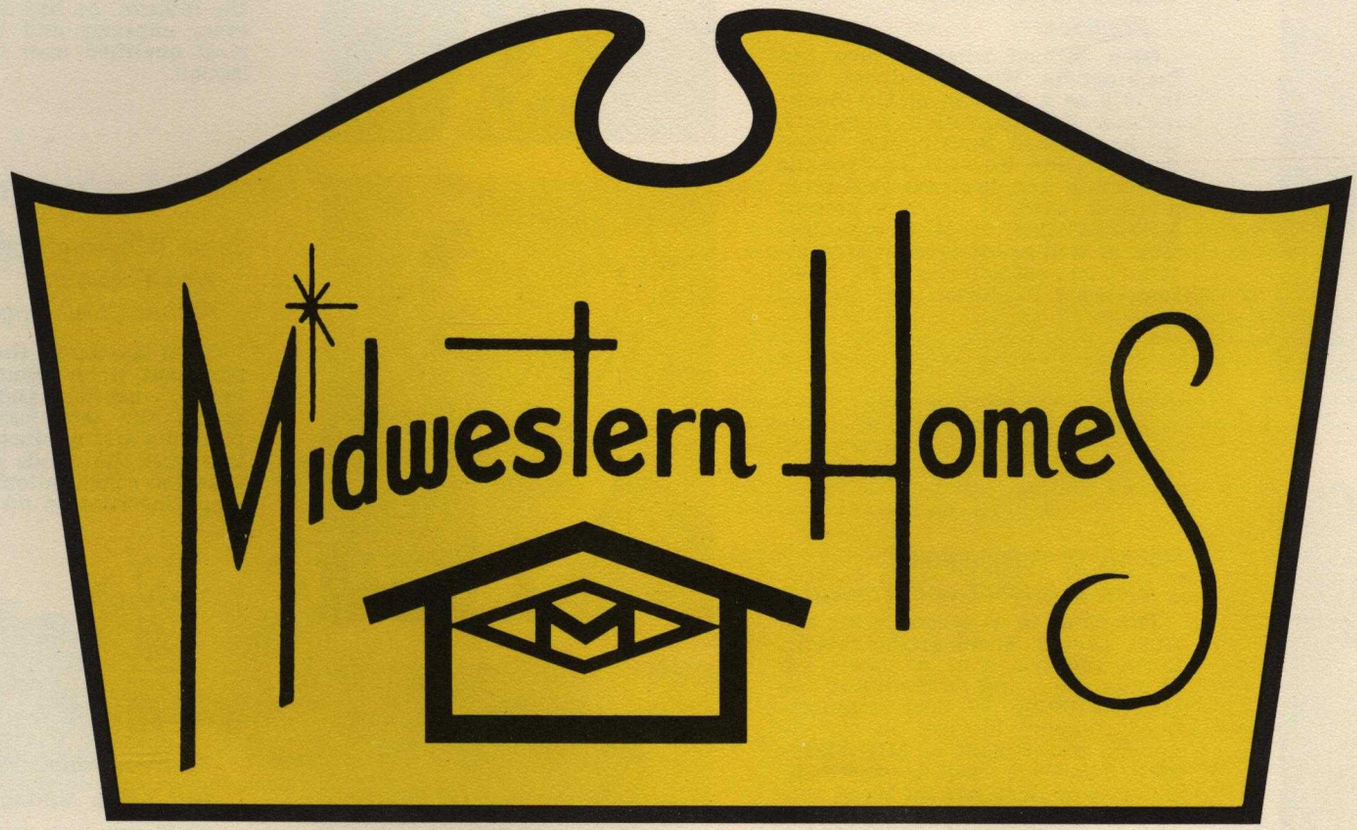
Midwestern Homes

Glen O. Buckingham
President

Glen formed what is now the Buckingham Wood Products, Inc. in 1939 as a division of the Buckingham Transportation Company. He has guided Buckingham Wood Products, Inc. through his dynamic leadership and business skill from a small sawmill to the present MIDWESTERN HOMES organization, as well as other associated divisions and subsidiaries of Buckingham Wood Products, Inc.

Robert D. Buckingham:
Vice President and Treasurer

Bob came to us several years ago from United Buckingham Freight Lines and has done a classic job of organizing and streamlining the MIDWESTERN HOMES organization. Keeping his eye on the financial department of MIDWESTERN HOMES, as well as other subsidiaries of Buckingham Wood Products, Inc., really keeps Bob on the jump.

Glen Thayer: *Vice President and Purchasing Agent*

Lo, these many years ago, Glen appeared on the scene as a member of the Buckingham Wood Products family and helped usher MIDWESTERN HOMES into being. He has come up through the ranks to his present position as officer and director of the company. During the interim, he has served in most every capacity and is one of the most qualified men in the organization.

Orval H. Hemmingson:
Vice President Architectural Engineering

Orval started in the drafting department upon completion of his formal education and is now overseeing the technical end of our planning and production, as well as traveling thousands of miles each year for consultations and in bidding Government projects.

Delbert Bjordahl: *Vice President and Sales Manager*

"Del" has been with MIDWESTERN HOMES for several years serving as factory representative in eastern South Dakota, northeast Nebraska and southeast North Dakota. His outstanding success in motel and apartment building, as well as residential sales, has proved a valuable asset to all MIDWESTERN customers in this area.

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Tomorrow's Home
TODAY!

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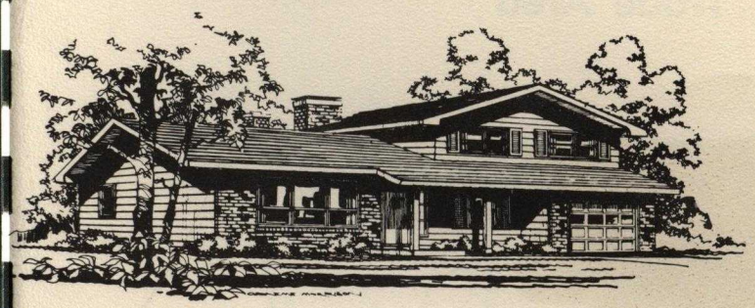

Midwestern Homes

DIVISION OF BUCKINGHAM WOOD PRODUCTS INC.
AREA CODE 605 TELEPHONE 342-6560
P.O. BOX 2064 • RAPID CITY, SOUTH DAKOTA

Dear Prospective Home Buyer -

A home can be no better than the materials from which it is made. That is just one reason why we are indeed proud of the product we manufacture and sell.

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The modular system of prefabrication and construction of MIDWESTERN HOMES, whether in panel sections or in full-wall lengths insures you of the strongest, best designed and greatest value for your home-buying dollar.

With the best basic ingredients we build a home and install in it the finest brand name materials on the market today.

As you will see, as you browse through this catalog, we offer a wide choice in price range and design, we firmly believe we have the home for you! If you don't see exactly what you want, let us design it for you.

We invite your inspection.

Cordially,

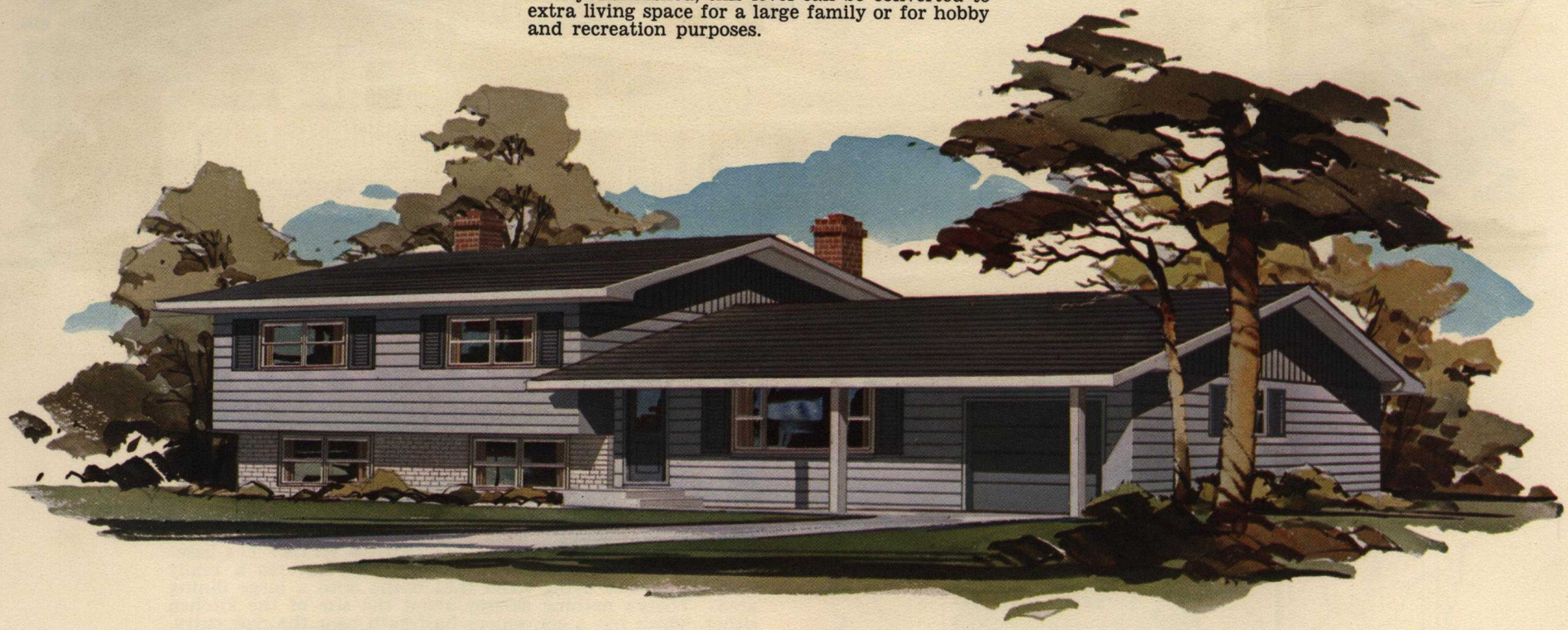
Glen O Buckingham

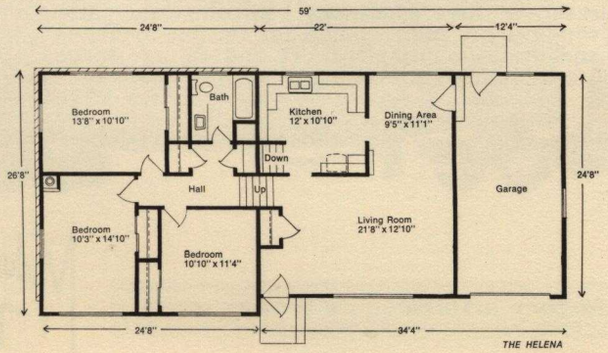
Glen O. Buckingham
President

The Helena

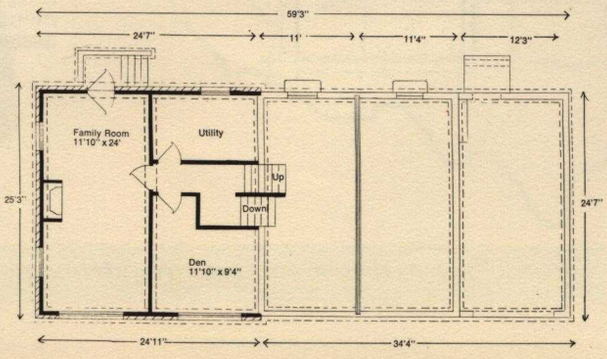
THE HELENA SP-14544A 1202 sq. ft.

Split level construction will shine on either a sloping or level lot. Bedrooms on the upper level have total privacy. A wall separates the dining area from the kitchen, thus eliminating the guests' view of kitchen clutter when entertaining. A 21-foot living room adjoins the dining area and lends spacious open atmosphere to the interior. This excellent plan also features ample closet and storage space. Windows are large on all levels for light and airy spaciousness — especially important on the lower level where you want to avoid any "basement" feeling. The lower level is set aside for playing (a family room) and utility purposes, plus a den for the breadwinner who needs office or work space. Partly unfinished, this level can be converted to extra living space for a large family or for hobby and recreation purposes.

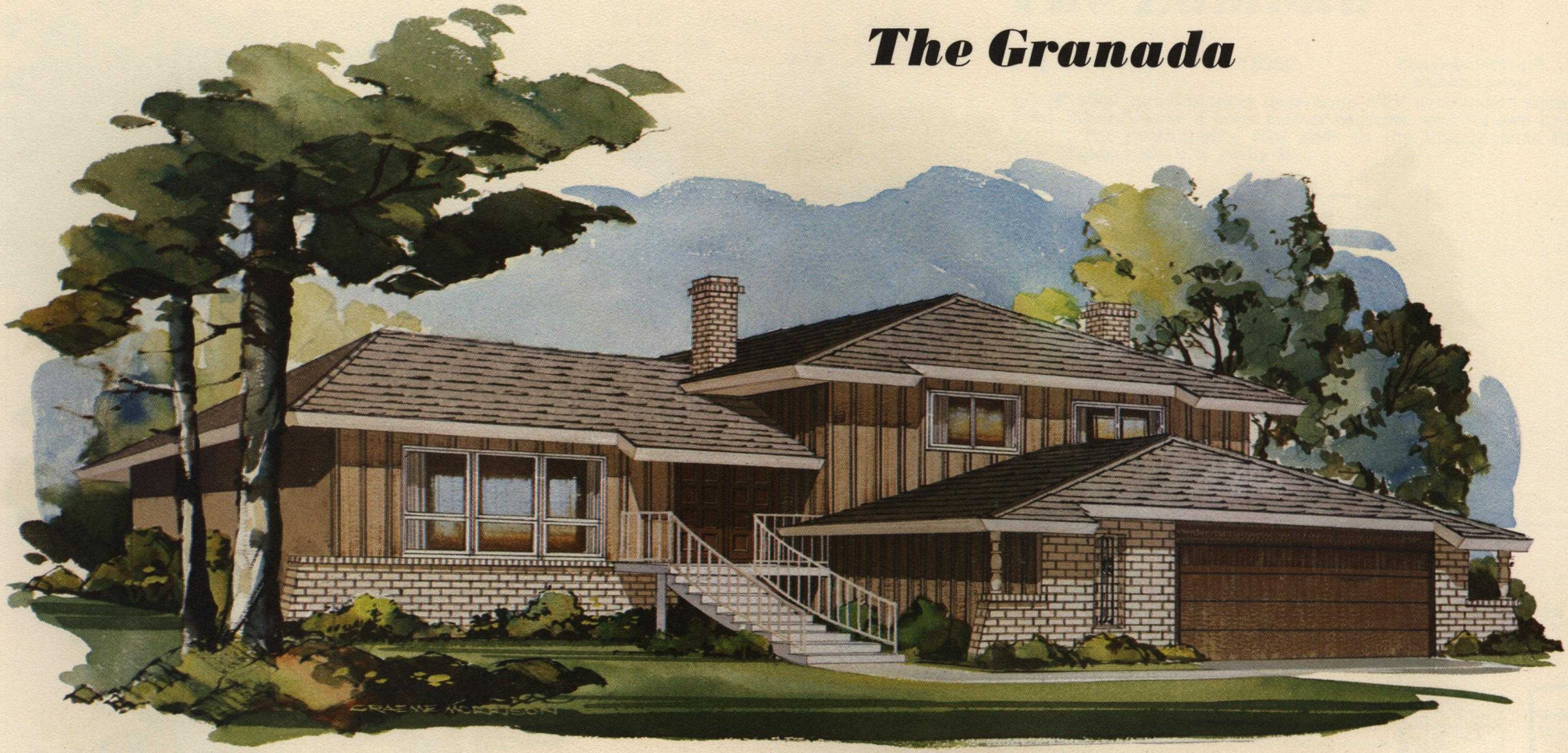




THE HELENA



The Granada

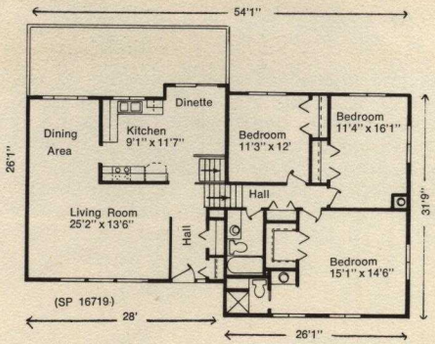


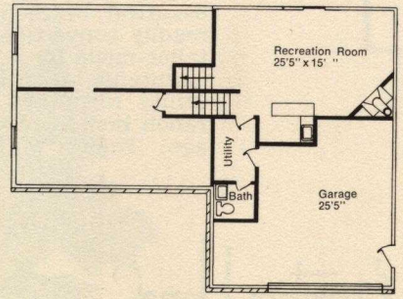
THE GRANADA *SP-16719* Gross area 1573 sq. ft. excluding garage, utility and recreation room area

Here is a charming home with many special decorative features, built in for convenience and originality. From the attractive outside porch entrance to the large kitchen with lots of storage, this Midwestern home has more going for it on every level.

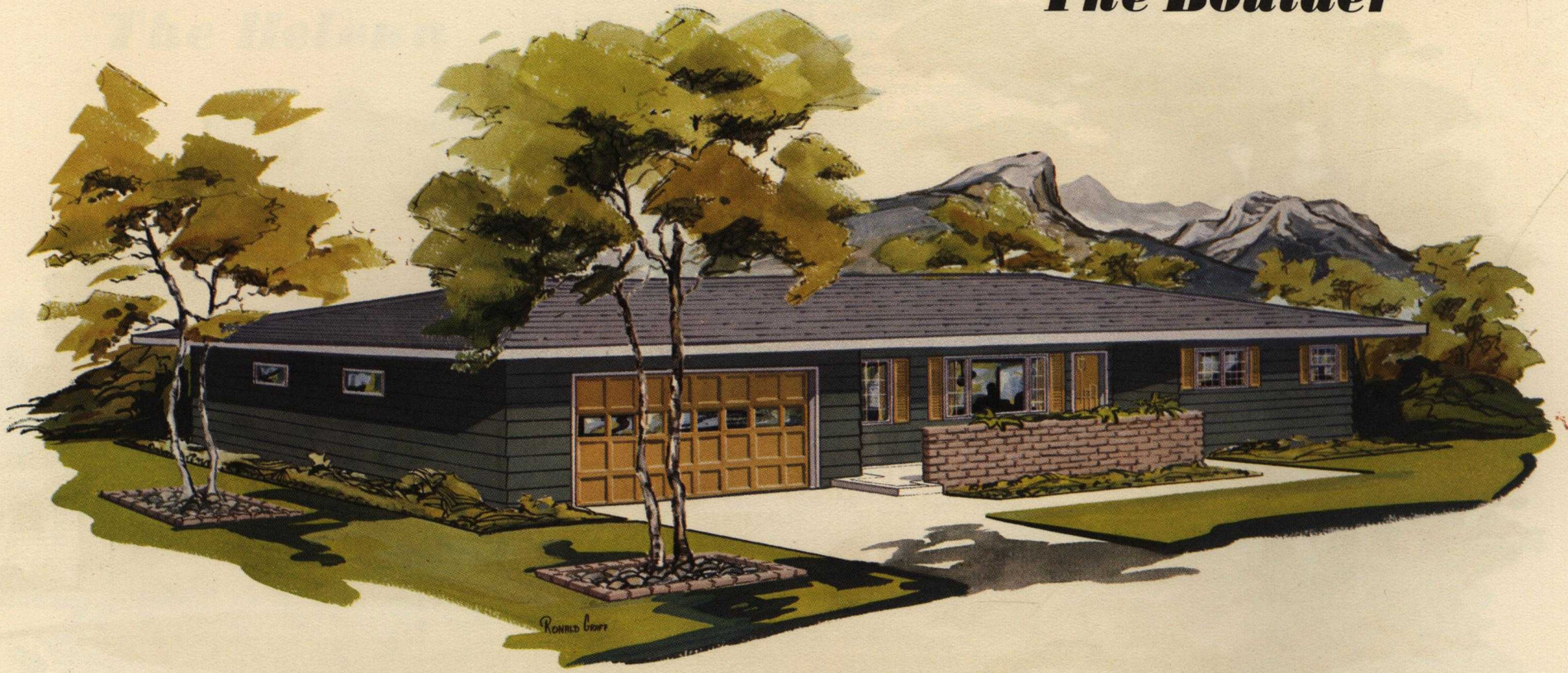
Midwestern Homes has many, many years experience in pre-engineered construction, utilizing the finest name brands and time-tested demands of the buyer.

WRITE NOW . . . WRITE TODAY!





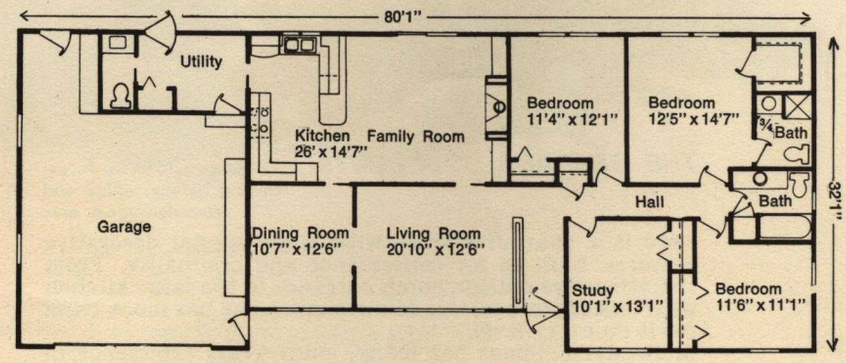
The Boulder



THE BOULDER *SP-18817*

Gross area 1819 sq. ft.
excluding garage

"All on one floor" is the theme of the Boulder. Three beautiful bedrooms and a study (or office) which is readily convertible to a fourth bedroom. This home is tailor-made for a parsonage, rectory or for the man who maintains his office at home. The strategically located utility room and half bath also make it ideal for a ranch home. Notice the abundance of closets and storage! Even a workbench in the garage!



SP 18817

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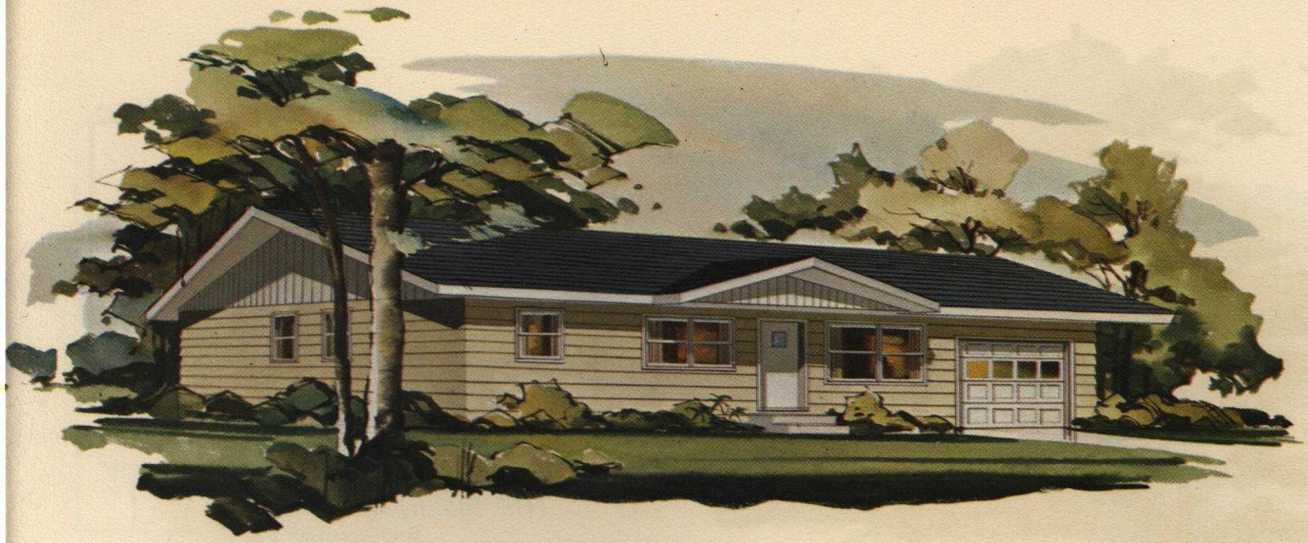
Midwestern Home plans are the result of what people want

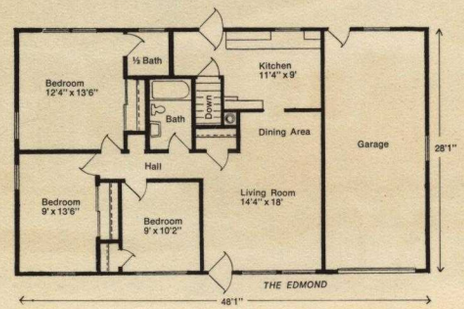


The Edmond

THE EDMOND SP-18350

Gross area 1008 sq. ft. excluding garage

LOOK what our designers have done with a thousand square feet! There's even a large master bedroom with its own half-bath . The overhanging roof adds to the illusion that this one is bigger than it really is.

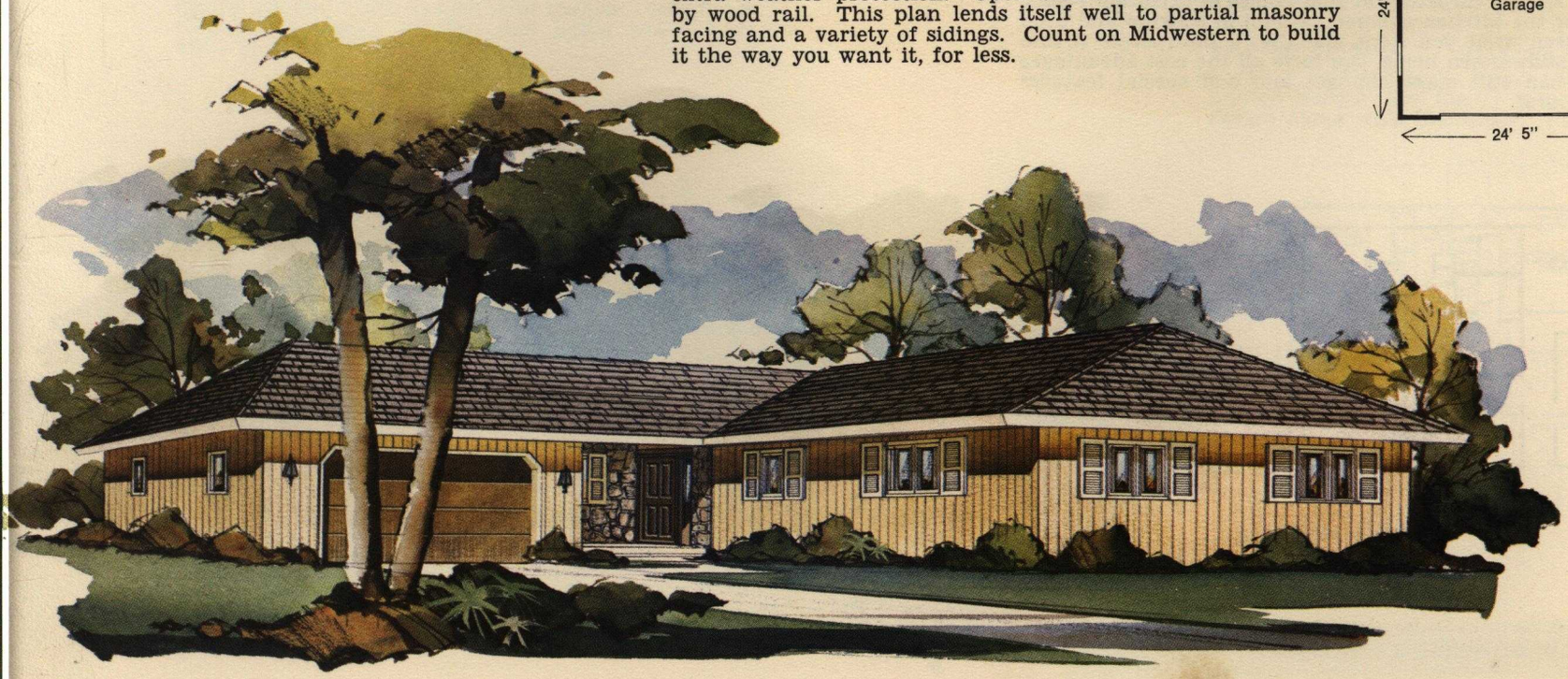


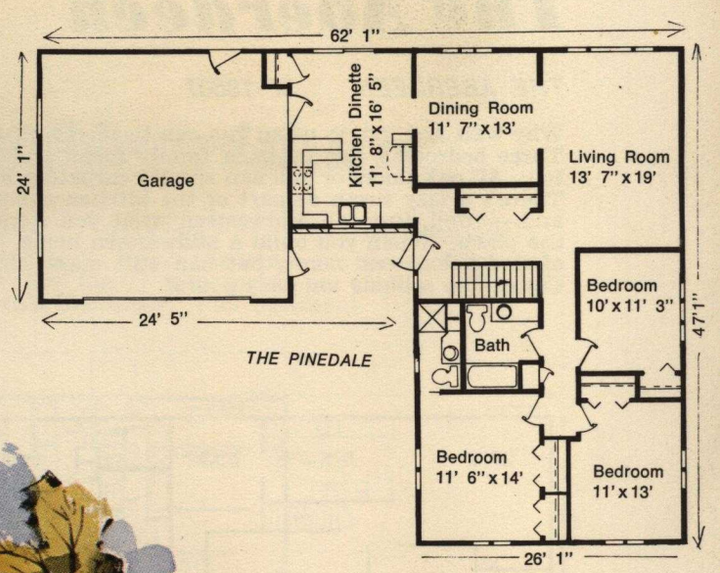
The Pinedale

THE PINEDALE SP15678A

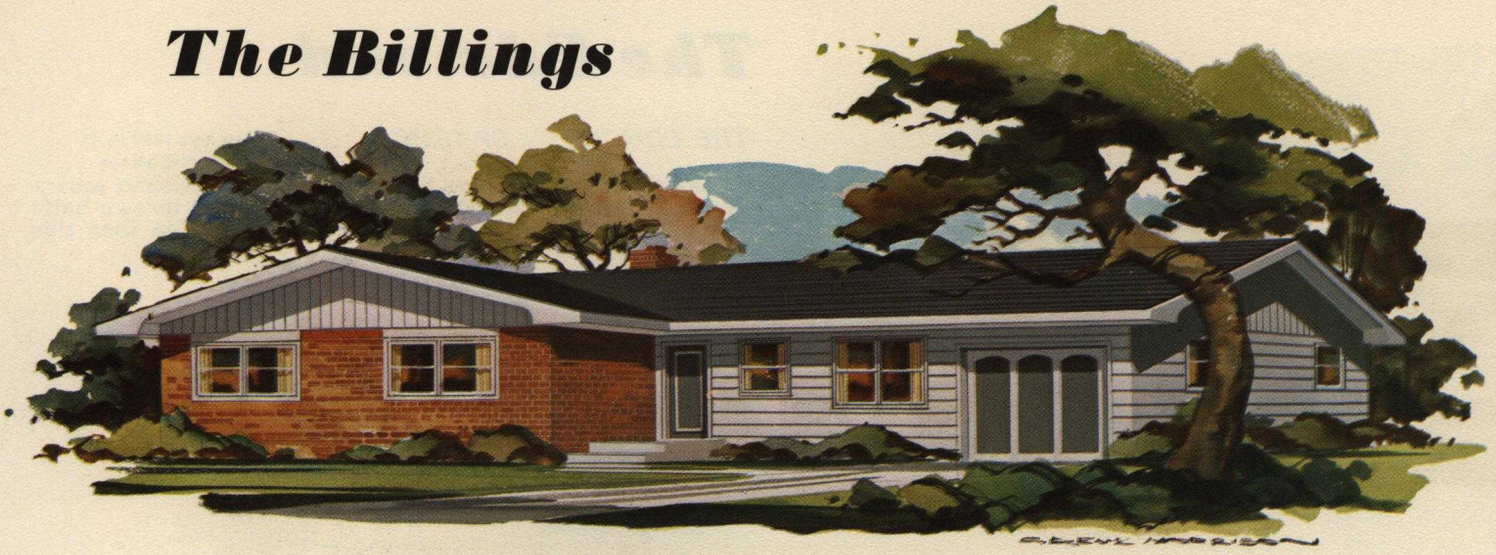
Gross Area 1426 sq. ft.

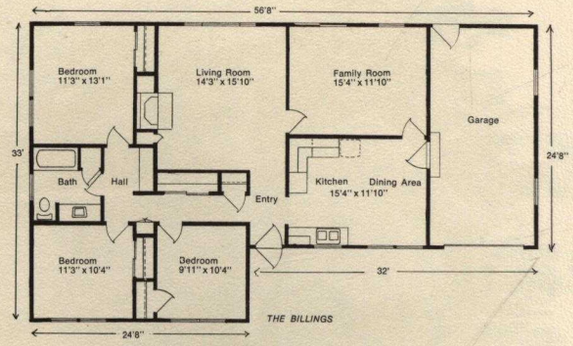
Here's a lovely rambling home that sets one to dreaming of spacious comfort . . . casual beauty! A beautiful U shaped kitchen, dinette and formal dining room. A large master bedroom with its own ¾ bath and his and hers closets. A nice feature of the Pinedale is the recessed front entry giving it extra weather protection. Open stairwell to basement lined by wood rail. This plan lends itself well to partial masonry facing and a variety of sidings. Count on Midwestern to build it the way you want it, for less.





The Billings





THE BILLINGS ST-4542

Gross area 1309.2 sq. ft.
excluding garage

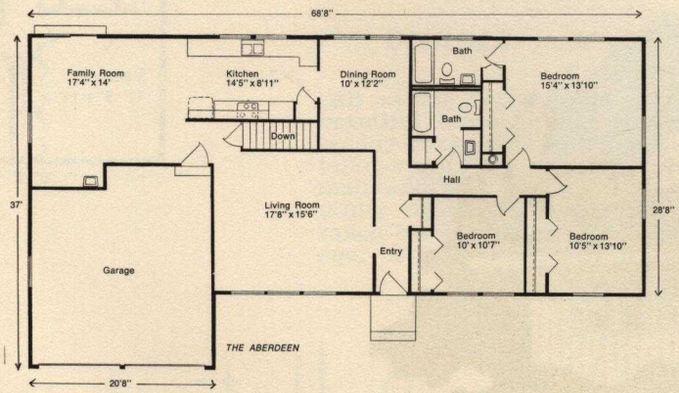
So nice to come home to . . . and so easy to care for, too, when it's a built-to-last Midwestern home. In this one we placed the living room and its picture window in the back for a commanding view of garden or countryside. There's also a fireplace, sliding glass doors in the family room and — look carefully — the well-designed kitchen has a built-in cooktop and oven.

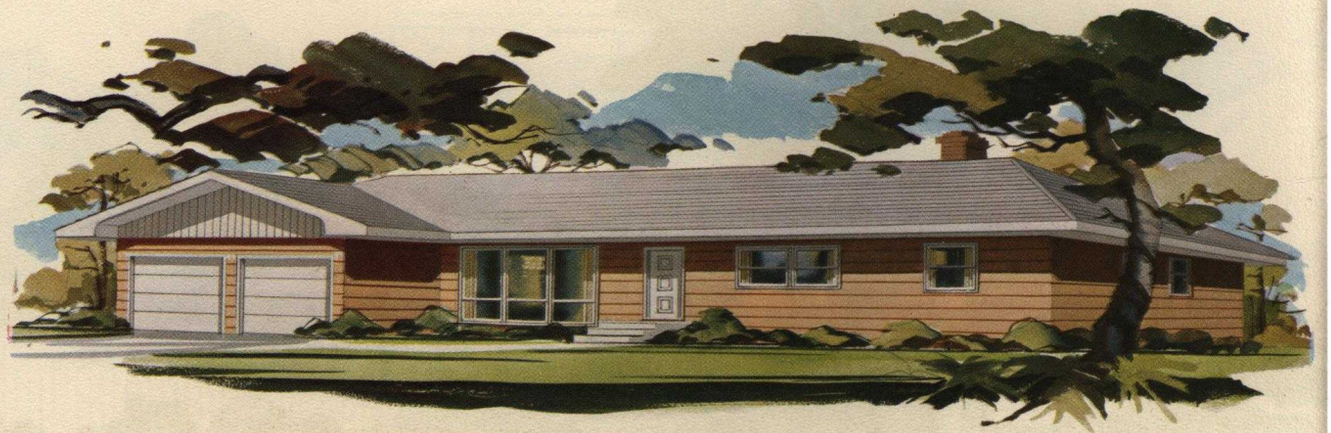
The Aberdeen

THE ABERDEEN SP-18607

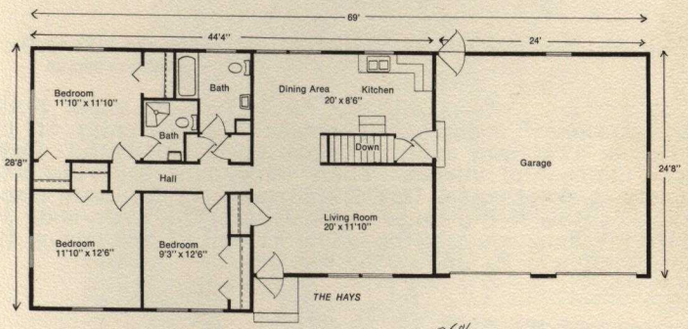
Gross area 1683 sq. ft.
excluding garage

Why wait any longer when you can have *everything* in this splendid ranch home. Three bedrooms, two baths, a family room, and a full-sized formal dining room, too. All oak floors or you can specify carpeting in your choice of decorator colors. There's a lazy susan as part of the kitchen cabinets, a built-in cooktop and oven and — well, just tell Midwestern what you want and they'll incorporate it into the plans. When you build a Midwestern home, you have all the cost advantages of a development home, but can still make changes and add special features that make a home uniquely *yours!*





The Hays



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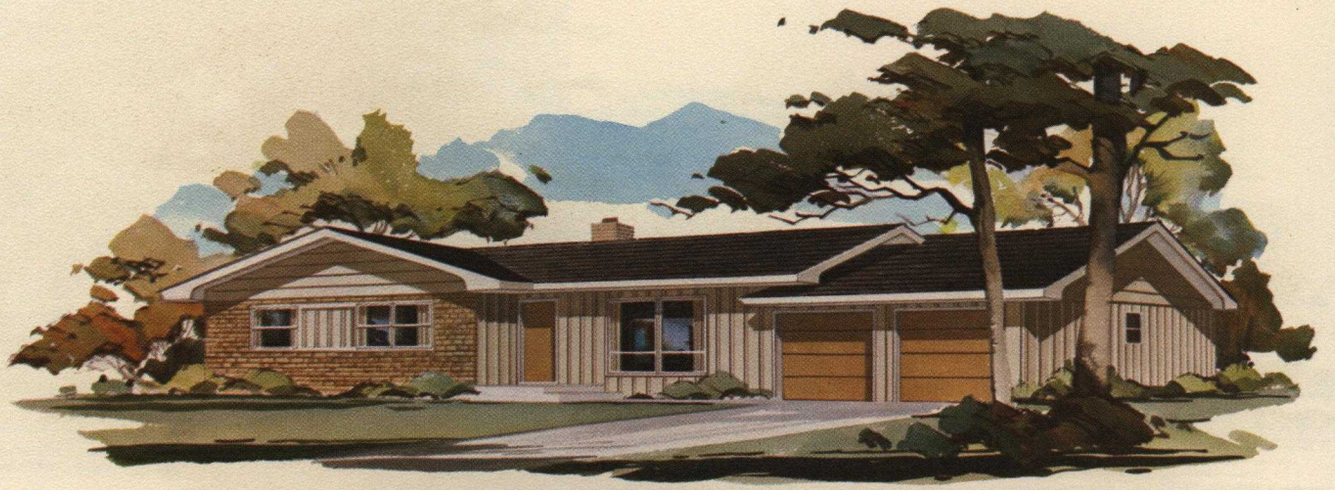


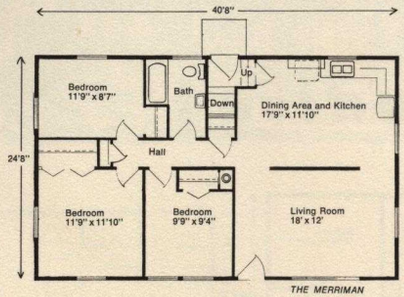
THE HAYS *ST-4546* 1280 sq. ft.

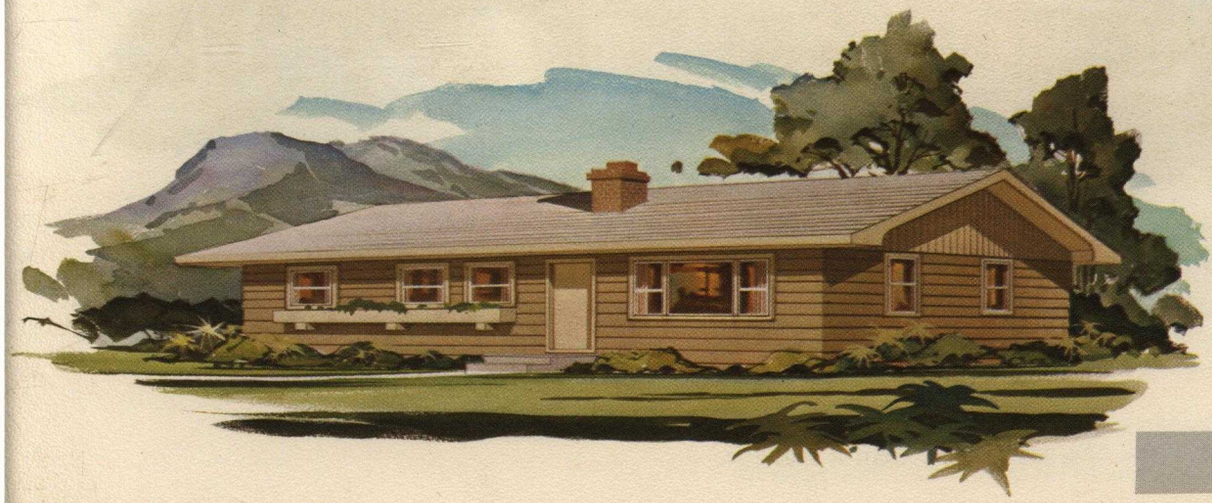
Warm toned brick and exterior vertical siding add textural contract to this very contemporary house. The floor plan features three ample bedrooms, well separated from the living area for quiet privacy. The master bedroom has its own bath and a second closet, as well. The kitchen conveniently overlooks the back yard—a boon for mothers of small children. An excellent traffic pattern has the backdoor entering large double garage, which connects to kitchen. Oak floors throughout, except kitchen and baths which have vinyl asbestos tile.

The Merriman

THE MERRIMAN *ST-4436* Gross area 1004.5 sq. ft.

LITTLE, BUT OH MY! Here's the house for the small lot, the limited budget, the family who insists on quality and good design along with liveability. Full basement.





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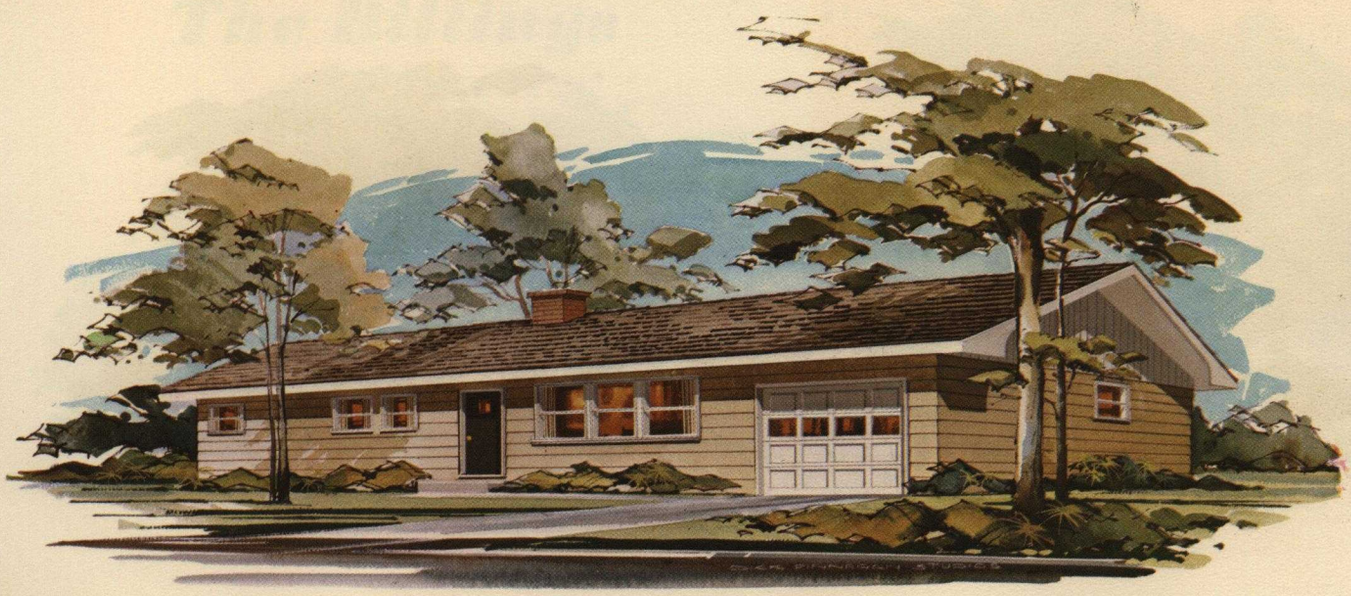
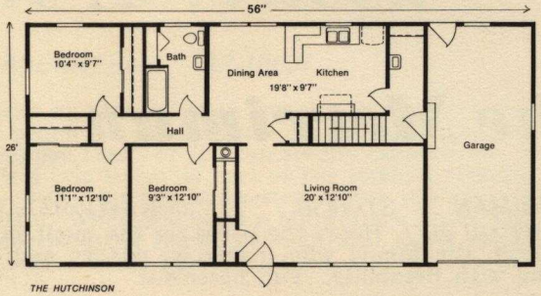


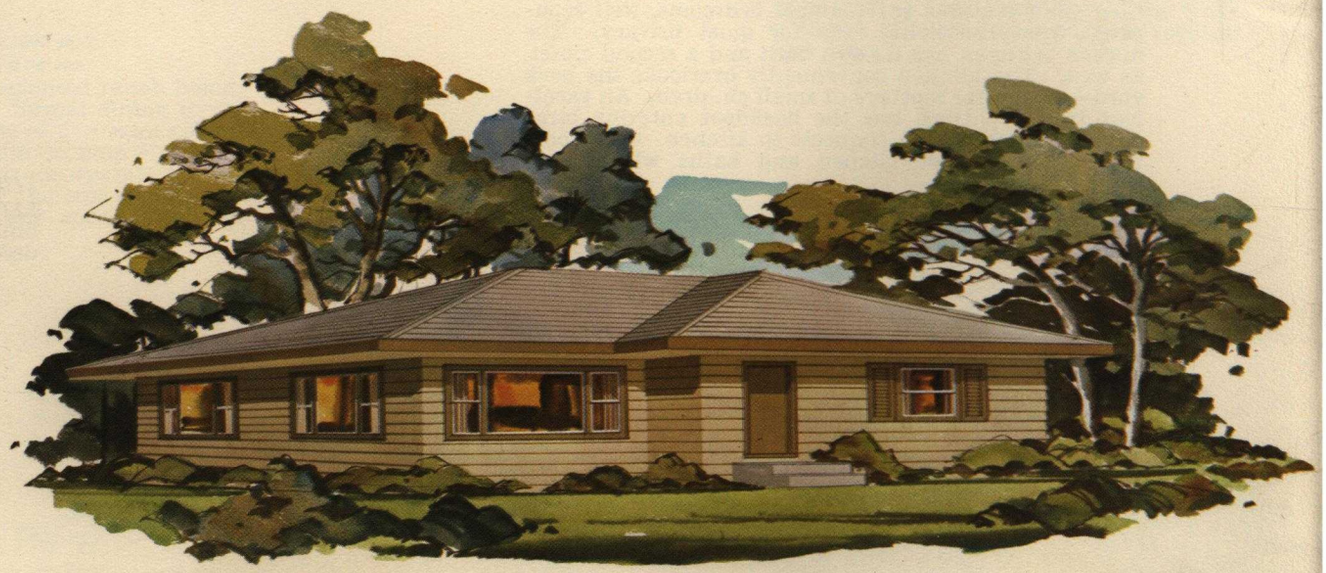
The Hutchinson

THE HUTCHINSON *ST-6502* Gross area 1193 sq. ft. excluding garage

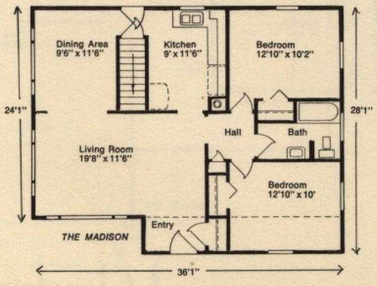
This home is planned with the rural family in mind. Notice the convenient washroom right inside the side entry, off the kitchen. (This can easily be made into a half-bath.) Light, airy dining and kitchen. Three large light bedrooms with plenty of closet space. Lots of wall space for furniture placement in this well-planned living room. The extra-wide 36" eave overhang protects the siding as well as minimizing the direct sunlight shining in the windows.



THE HUTCHINSON



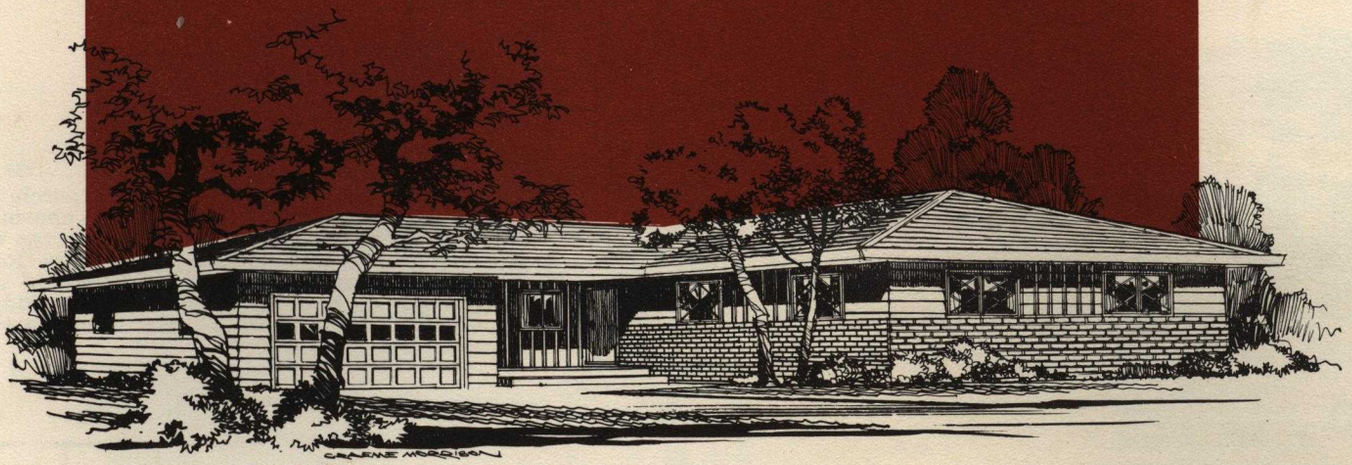
The Madison

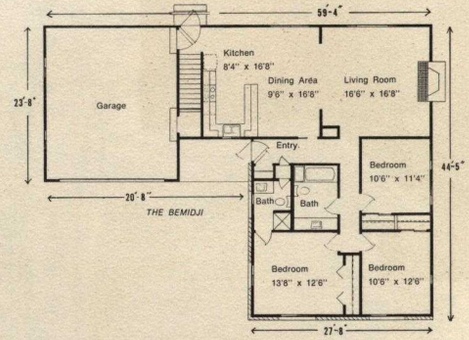


THE MADISON *SP-14329A* 958 sq. ft.

Here's a deceptively small house that has a whole lot of design going for it—including two good-sized bedrooms, *three* picture windows, a well proportioned living room, a surprisingly spacious entry and a fullsized dining area. Bedrooms and bath are well separated from the living area for privacy. This is a house that fits well on a small lot, costs little without major sacrifices in liveability. Note how the roof-line adds interest to the front and gives the illusion that this small charmer is a little bigger than it really is.

The Bemidji



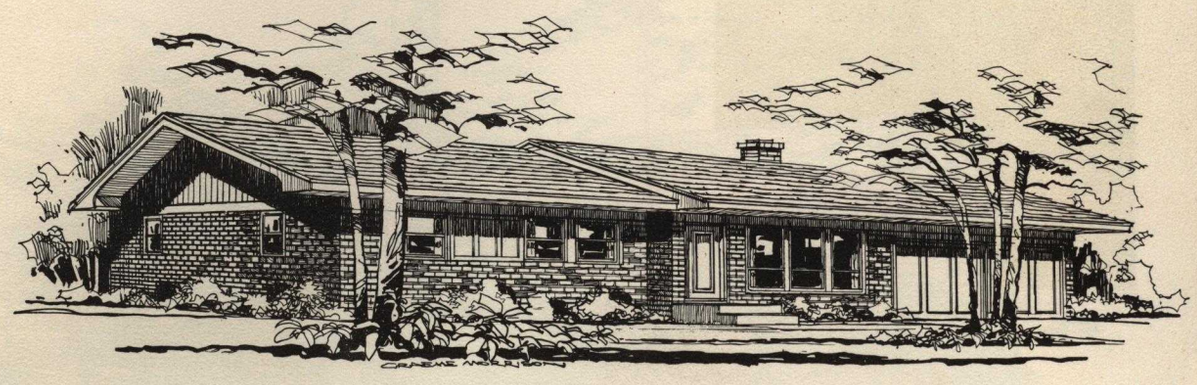


THE BEMIDJI SP16578

Gross area 1442 sq. ft.
excluding garage

Simply beautiful — the plan, the impression, the added touches of small luxuries along with Midwestern's usual fine workmanship! The entrance is recessed under a deep roof overhang; the entry allows for good separation of traffic. The focal point of the living room is a cheery fireplace. And the master bedroom has its own private bath. You can decorate the second bath — a really large and luxurious one — with lush greenery as it has its own built-in planter. A built-in electric range is the added feature of the efficient U-shaped kitchen. Oak floors throughout or your choice of decorator colors if you so wish.

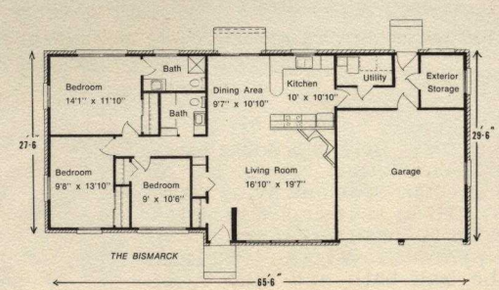
The Bismarck



THE BISMARCK SP16520

Gross area 1459 sq. ft.
excluding garage

This pleasant house, with its warm brick and shake roof, would be a welcome addition to any neighborhood. The masterful planning includes a lot of comfort elements — a cozy corner fireplace, a master bedroom with its own private bath, sliding glass doors that open the dining area to the outdoors, and a walk-in storage area that could just as easily provide Mother with a sunny sewing room or make a small den away from it all for Dad. Note that the rear entrance provides convenient access to garage, utility room and storage area without tracking up the kitchen.



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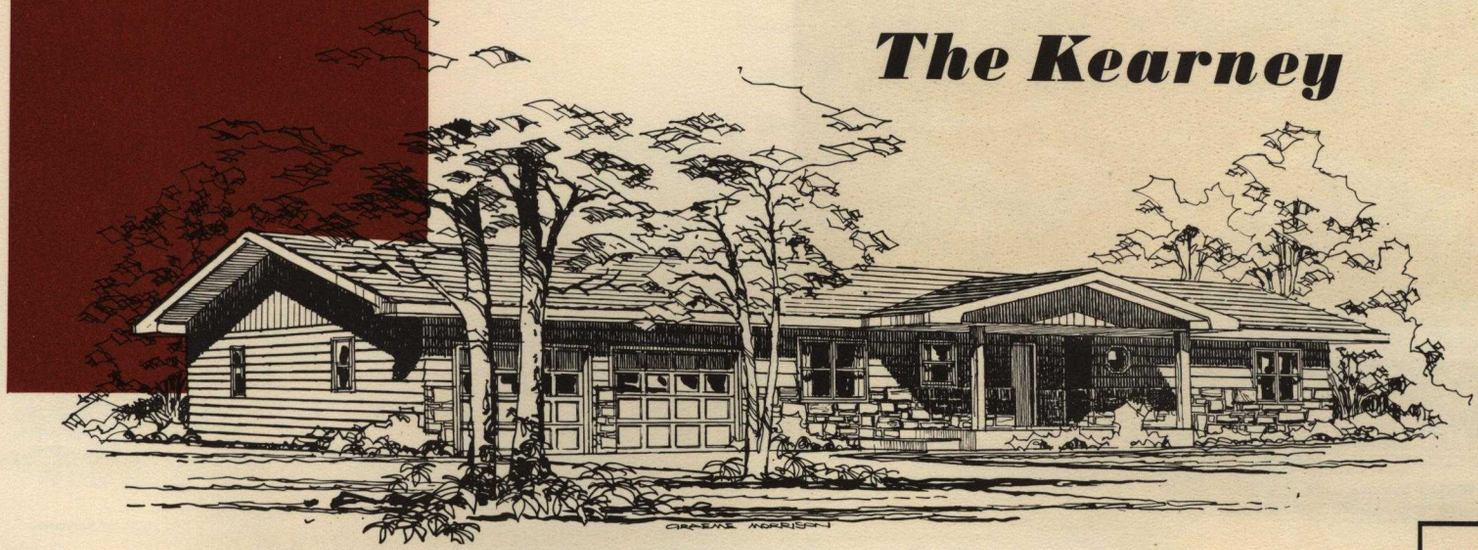
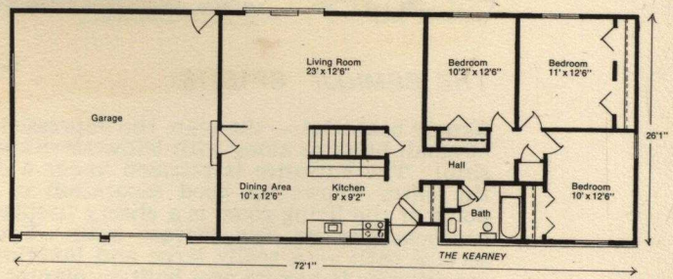
The Kearney

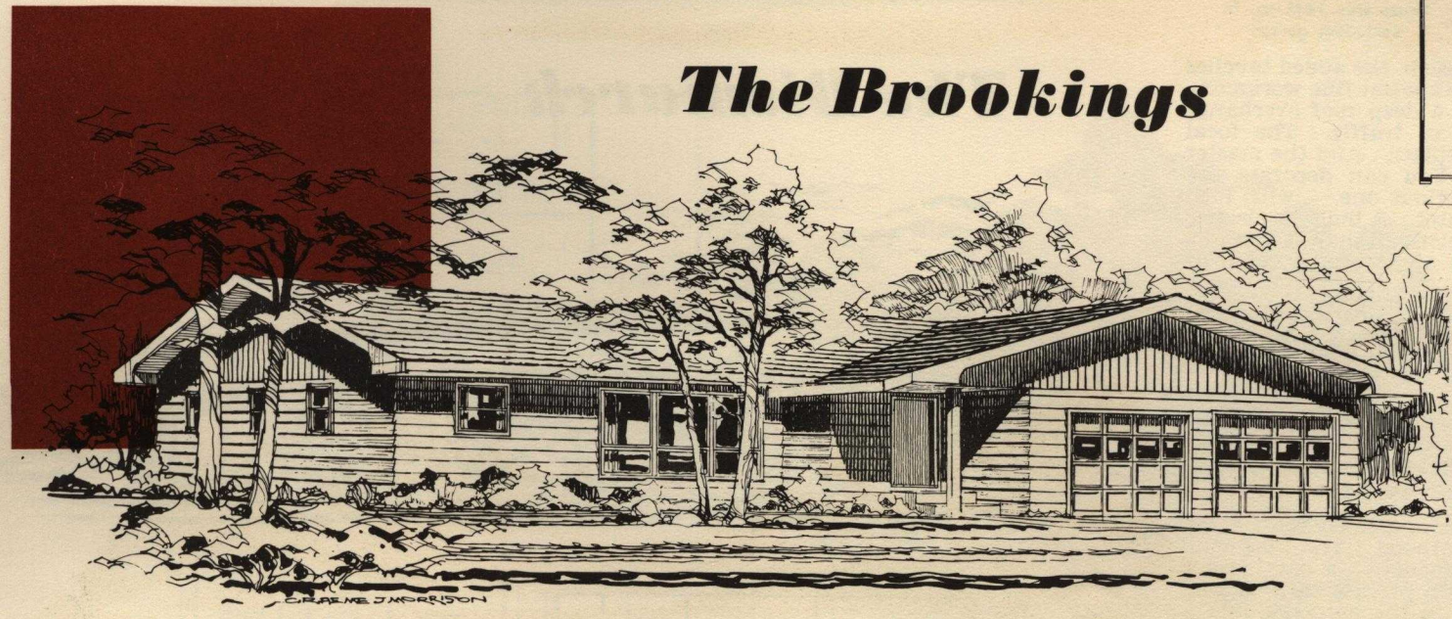


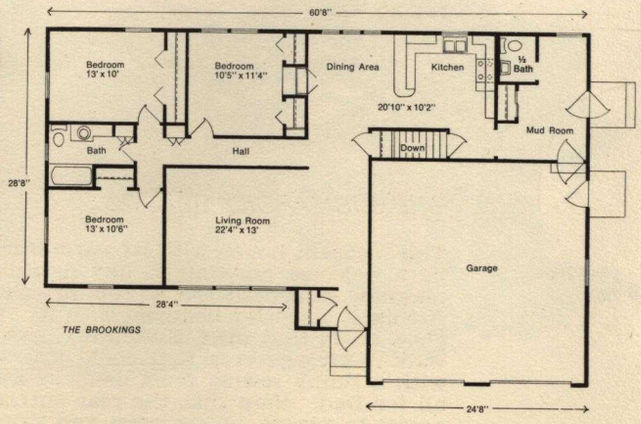
THE KEARNEY *SP-16621* 1236 sq. ft.

Big house, little money. A shaded porch and stone veneer add a touch of old-fashioned charm to a very *now* interior plan. The large double garage will appeal to the mobile members of the family; mother will appreciate the full wall span of closets in the master bedroom. An unusual octagon window adds a design touch to the exterior and raises interesting decorator possibilities for the bath.



The Brookings





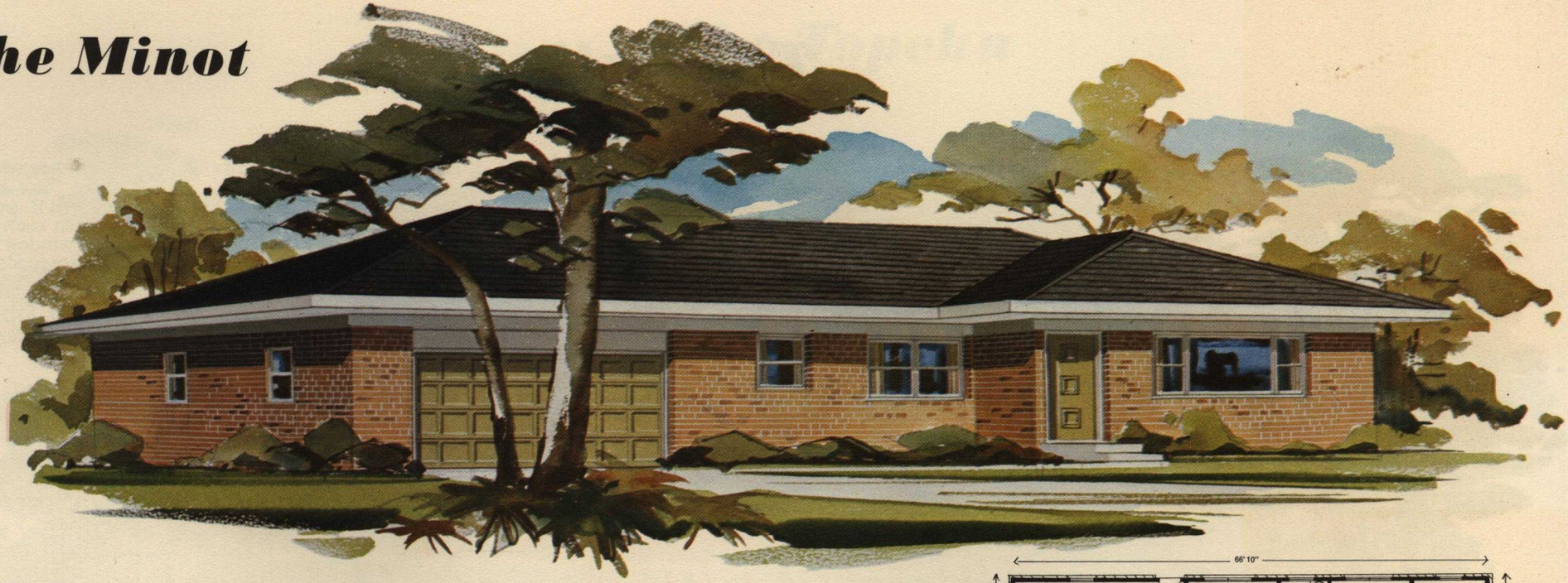
THE BROOKINGS *SP-18904* 1424 sq. ft.

Over 1400 square feet of spacious living! Here is a house carefully designed for the family that likes larger rooms, lots of storage and a place for everything! The spacious living room and dining area can be fully carpeted in your choice of decorator colors. Bedrooms have oak floors (or carpet if you wish) and such extras as full wall span of closets and built-in dresser and desk. Also note the half-bath and mud room adjoining the kitchen (which has a built-in range), the careful placement of windows that gives good wall areas for furniture, and built-in china closet.

Our biggest booster is the Midwestern Home owner

Midwestern Homes

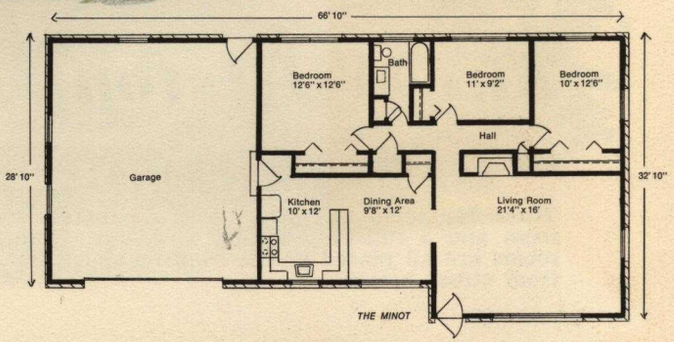
The Minot



THE MINOT SP-18492

1320 sq. ft.

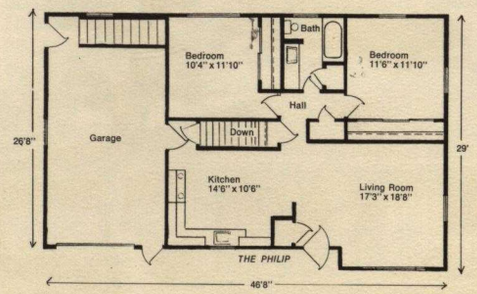
The traditional charm of brick provides handsome color and texture to the exterior of this spacious design. Note the three good-sized bedrooms and the large well-proportioned living room. Added design features are the hospitable fireplace, ample closet and storage space, a double garage with space for the man in the family to set up a shop and hobby area. All bedrooms face the rear of the house for away-from-the-street privacy and quiet. Many exterior design innovations are possible, such as horizontal or vertical groove or board and battens. Use your imagination—Midwestern Homes will take it from there.

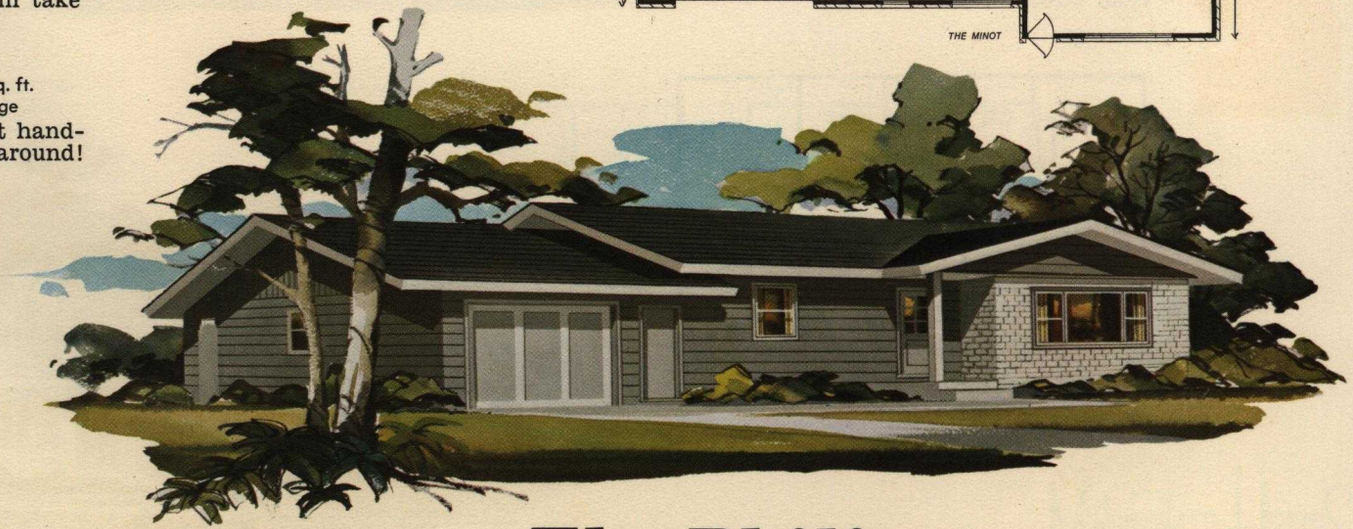


THE PHILIP SP-16210

Gross area 902 sq. ft. excluding garage

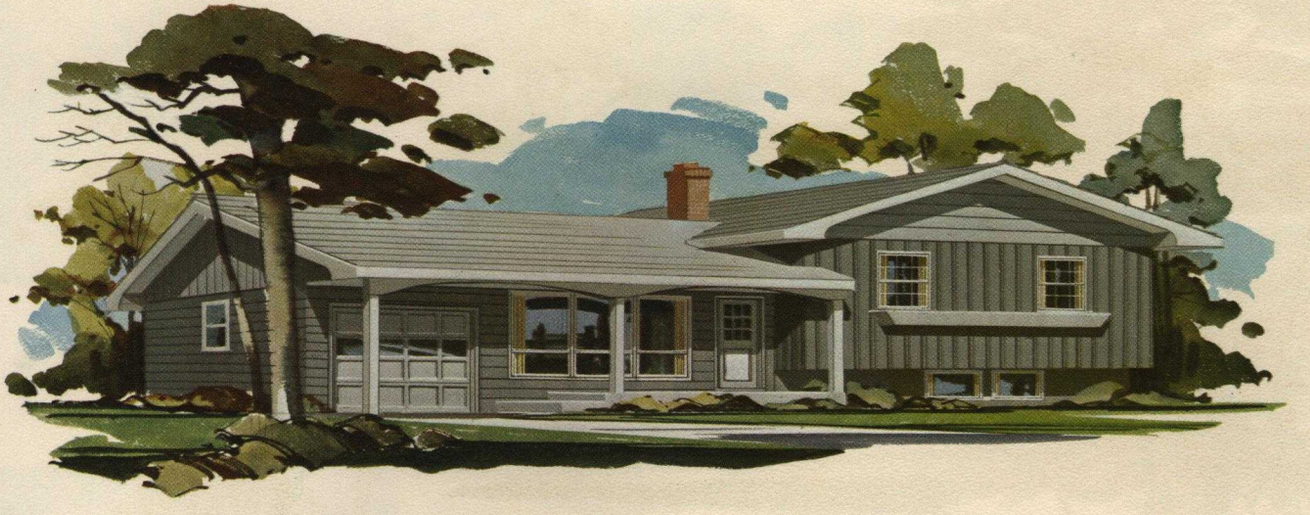
Compact, but conveniently arranged. And look at that handsome exterior with a wide roof overhang all the way around!





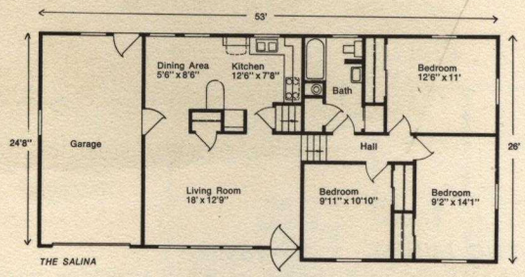
The Philip

The Salina



THE SALINA SP-14479 Gross area 1043 sq. ft. excluding garage

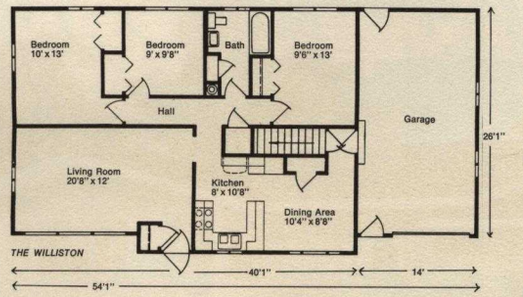
Something wonderful — that's what you'll say about this tasteful three-level. It's today's house with such Early American touches as the covered porch, the window box and the rustic board n' batten siding. Inside, all is modern efficiency. The large open country kitchen with its dining area also has a cozy snack bar for quickie coffee klatsches and informal peanut butter sandwiches. There are three bedrooms and an unfinished lower level to do with what you will.

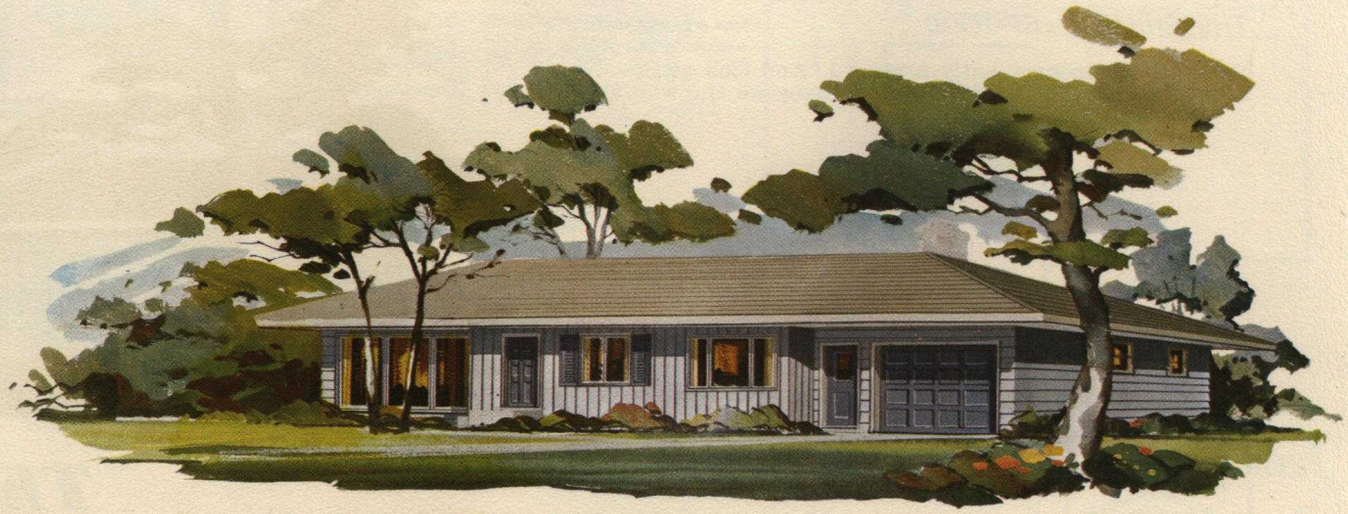


The Williston

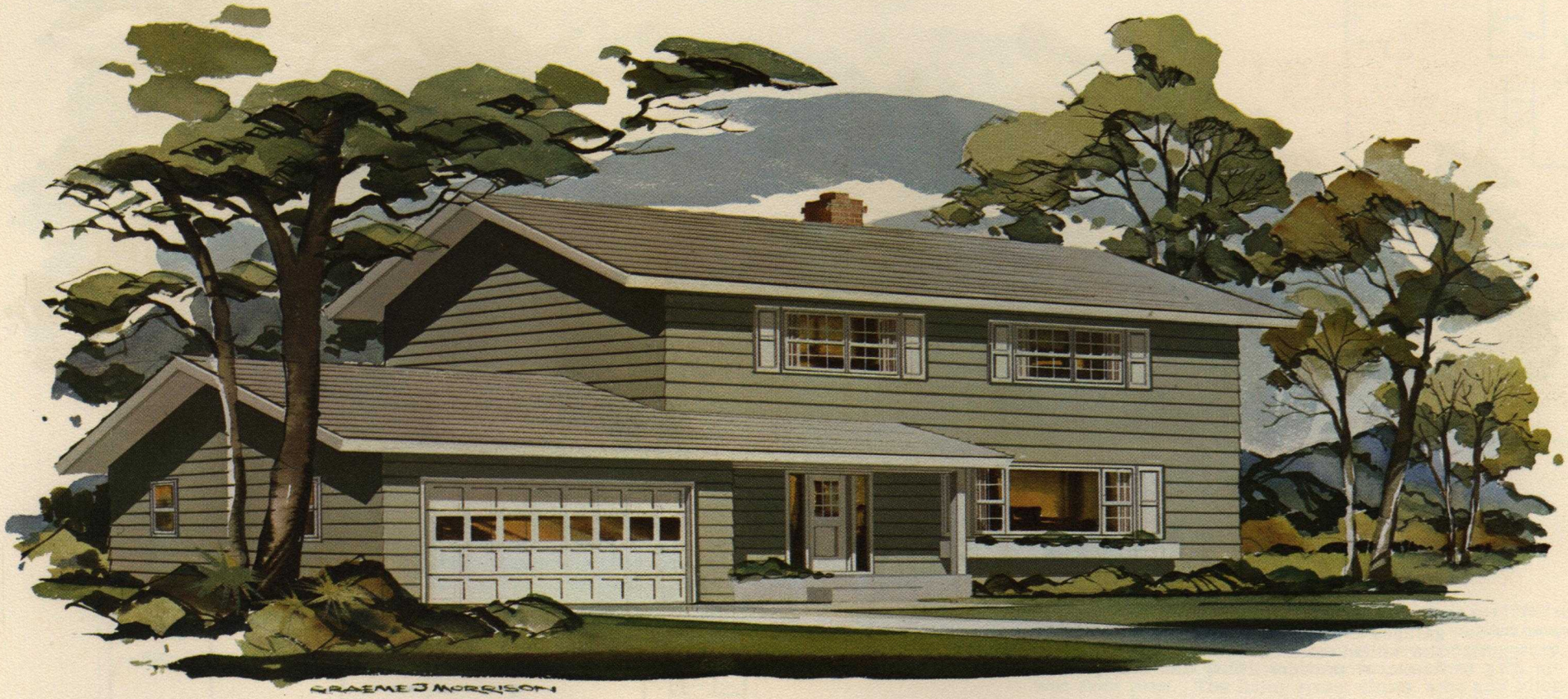
THE WILLISTON SP-16425A Gross area 1091 sq. ft. excluding garage

Three bedrooms and yes, indeed — there's a 20-foot living room and a full-sized dining area, too. Note that the bedrooms are all placed at the back for quiet and privacy away from street noises.





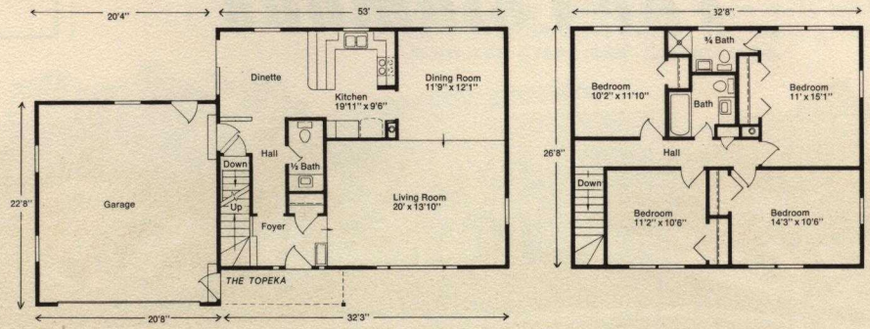
The Topeka



THE TOPEKA *SP-26204*

1746 sq. ft. total (not including double garage and basement)

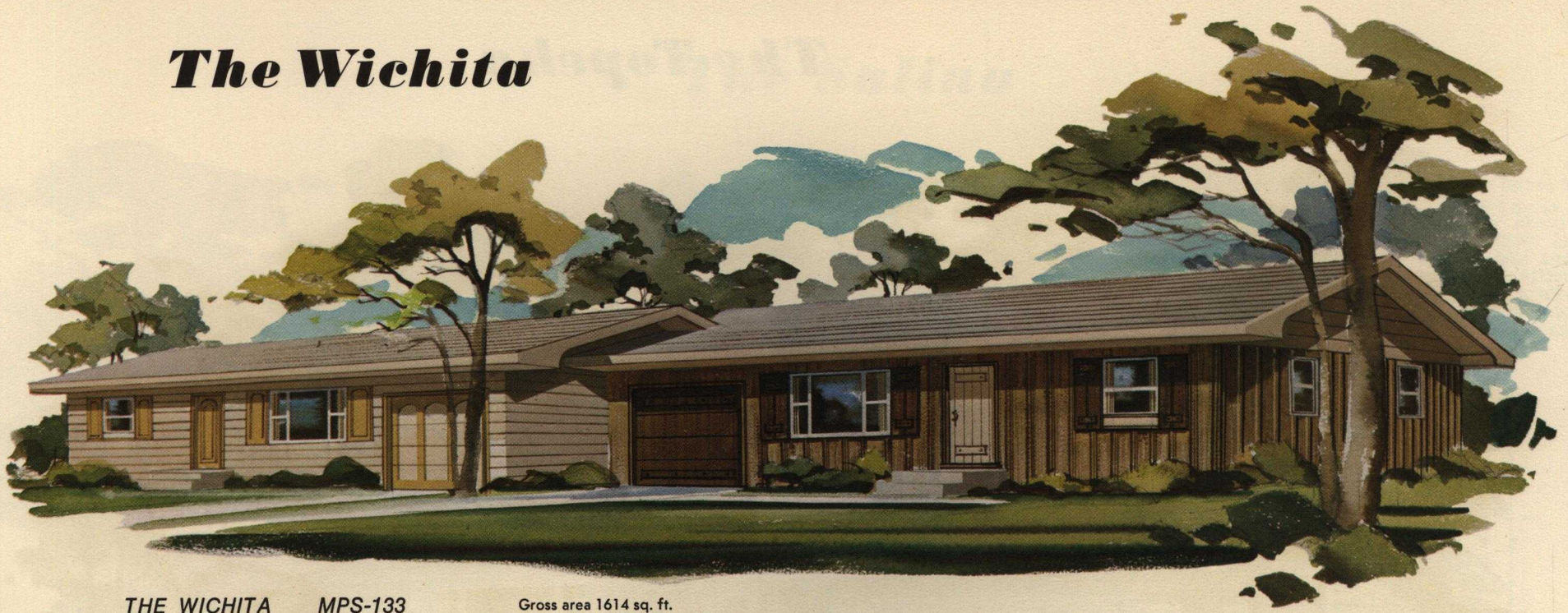
If you have a large active family, this is a superbly designed house that can meet all your needs. The kitchen features a built-in range, planning center and snack bar. The adjoining dinette opens onto the patio with sliding glass doors. The formal dining room and sunken living room may both be carpeted in your choice of decorator colors. Mosaic tile is used in the elegant foyer, which offers direct access to living room, ½ bath, garage or kitchen for good separation of traffic. The second floor is equally well-designed with four bedrooms. The master bedroom is 11 x 15 feet with separate ¾ bath. The unfinished basement can be tailored to your needs for recreation, play area, hobbies, den or bedrooms.



We're always on the alert for new ideas

Midwestern Homes

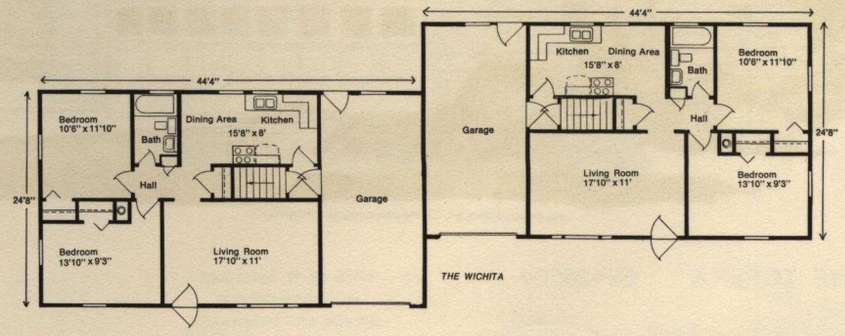
The Wichita



THE WICHITA *MPS-133*

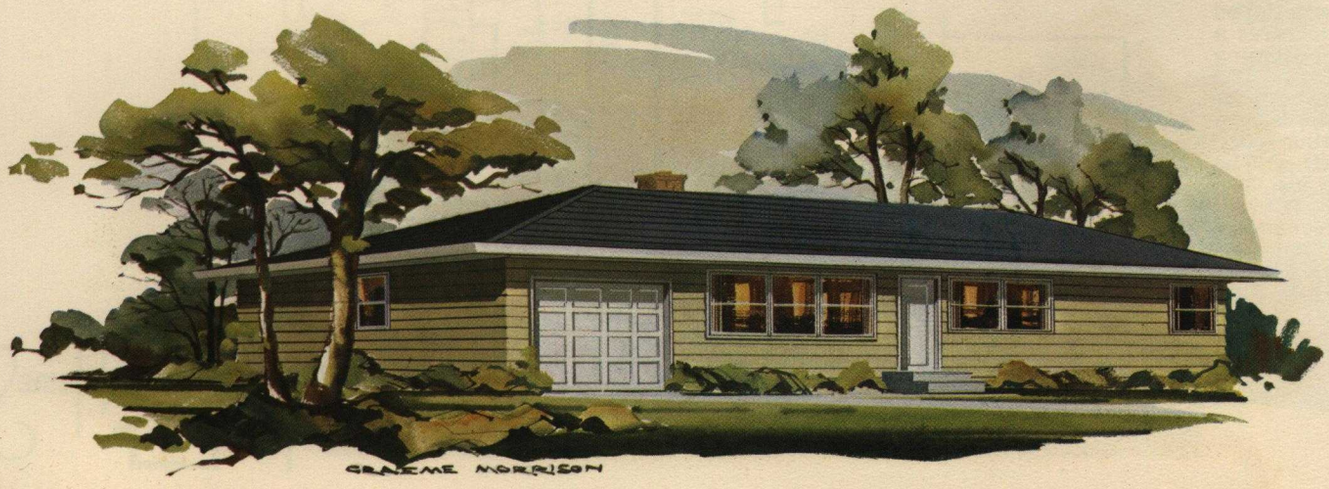
Gross area 1614 sq. ft.
excluding garages
Area per unit 807 sq. ft.

This one-story duplex provides low-cost housing for the builder interested in income property. The artist's rendition shows how simple variation in design detail can add more character to such income properties than we are accustomed to seeing. A construction feature worth noticing is that the adjoining garages act as a sound barrier and add firewall protection to the units, assuring maximum quiet and privacy. Optional basement provides utility and storage facilities.



THE WICHITA

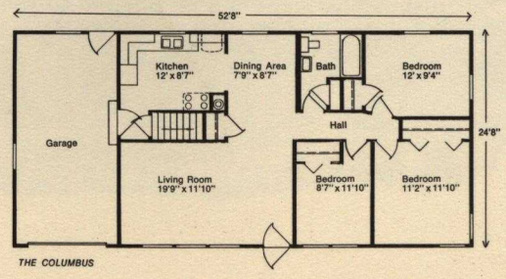
The Columbus



THE COLUMBUS *ST-4417*

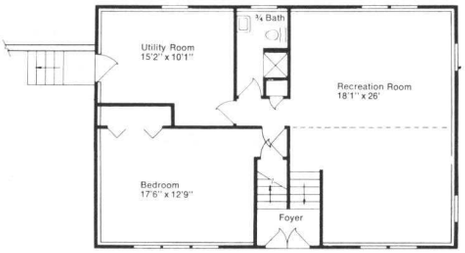
Gross area 1004.5 sq. ft.
excluding garage

Mighty easy on the eye . . . and on the pocketbook, too. Three bedrooms, a full basement and garage make this one a real investment in better living for the whole family. The design and planning show in such features as the attractive corner windows in one of the bedrooms, and the built-in oven and range.



THE COLUMBUS

The Boise



THE BOISE *SP-26405*

Upper level 1131 sq. ft.
Lower level 1099 sq. ft.

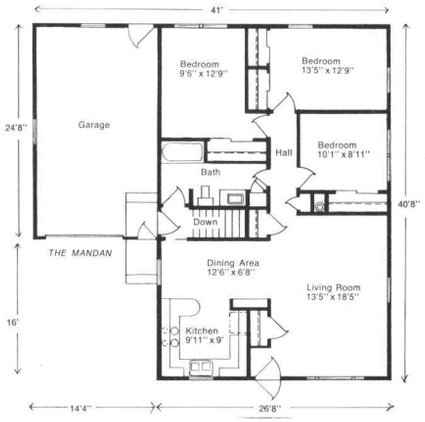
Here is a house with possibilities for a large, growing family. The lower level isn't just an afterthought, but is planned in careful detail. There is a good arrangement of windows and more of them than you'll find in most garden levels. There are three baths with the bedrooms all large enough for twin beds. The third bedroom on the lower level is an immense 12¾ x 17½ feet and could provide dormitory style sleeping space for several youngsters, or a spacious master bedroom for Mom and Dad.

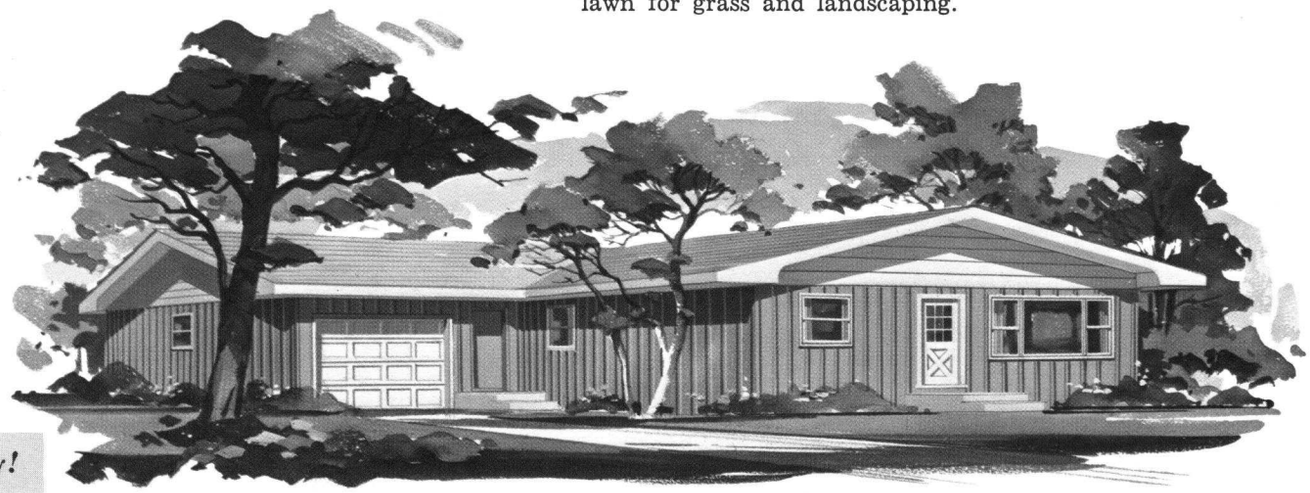
The Mandan

THE MANDAN *SP-16412A*

Gross area 1086.7 sq. ft.
excluding garage

Suitable for most 50-foot lots, this very contemporary ranch house has a neat and trim exterior combined with an excellent floor plan. The living room, dining area and kitchen are designed along the open plan; there is a unique built-in china closet and a built-in electric range. Point to consider: you can readily adapt the garage so it opens from the rear and thus put the driveway in the back, giving you the whole front lawn for grass and landscaping.

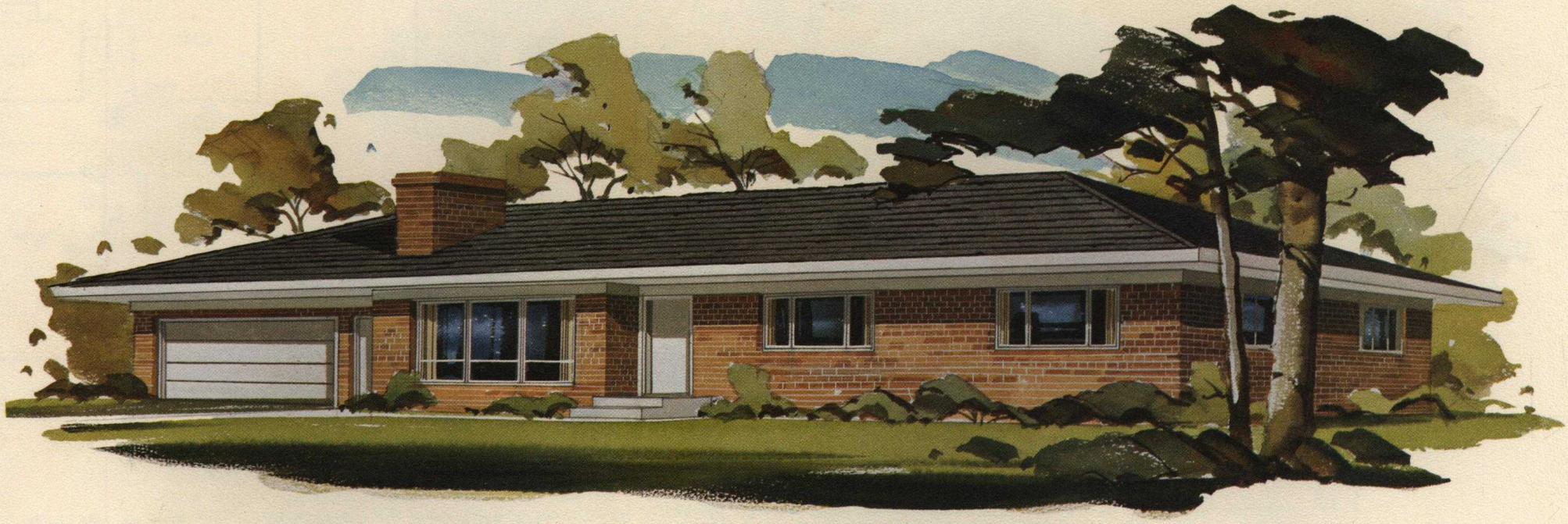




Midwestern Homes

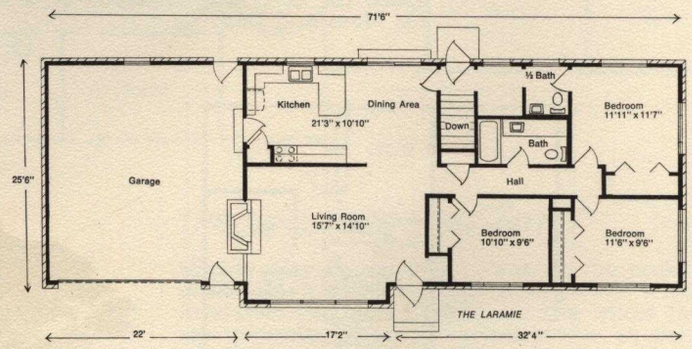
Tomorrow's home . . . today!

The Laramie



THE LARAMIE *SP-14619* 1284 sq. ft.

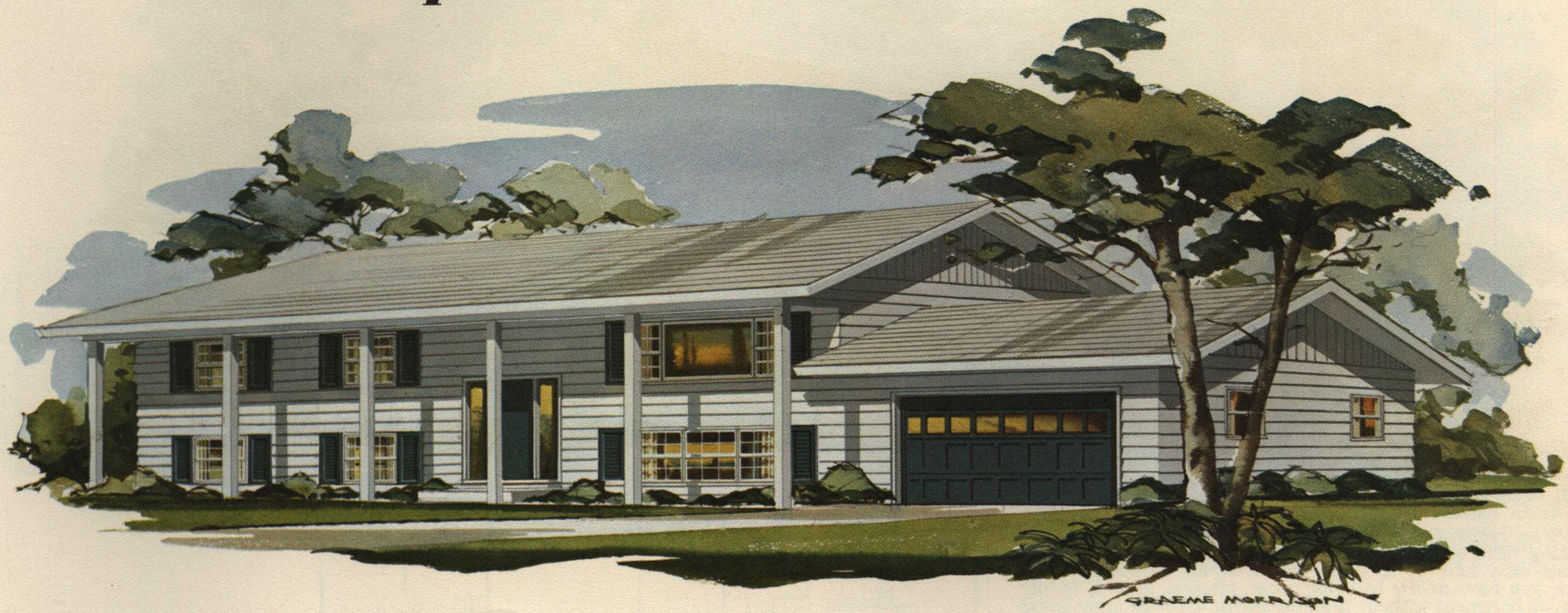
The selection of materials, the quality of construction and the attention to details assure the success of this stunning design. Sliding glass doors open the dining area to the outdoors and a massive fireplace is the inviting focal point of the large 20-foot living room. The planter is an added design feature that also defines the entry. The lady of the house will appreciate a really large kitchen with the convenience of a built-in range and oven, plus a utility room. Three bedrooms, 1½ baths, ample storage space with full wall area of closets in two of the bedrooms. Basement can be utilized for additional bedrooms or recreation area. Oak floors, brick facing for excellent insulation, low maintenance and unmatched fire resistance.

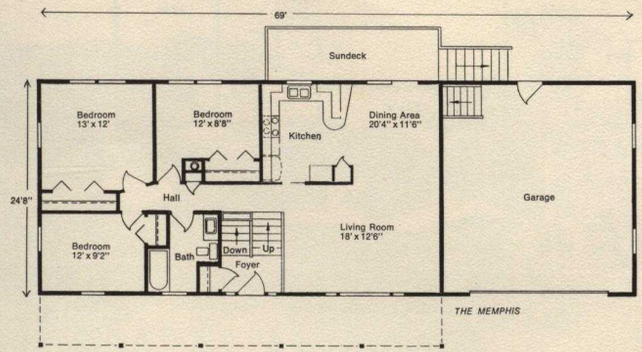


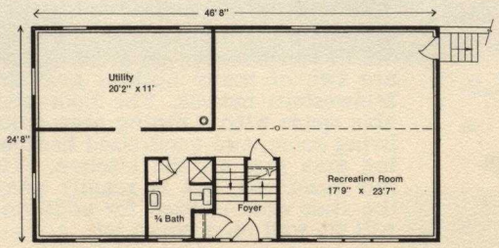
Midwestern Homes

Stronger roofs with Midwestern clear-span trusses

The Memphis







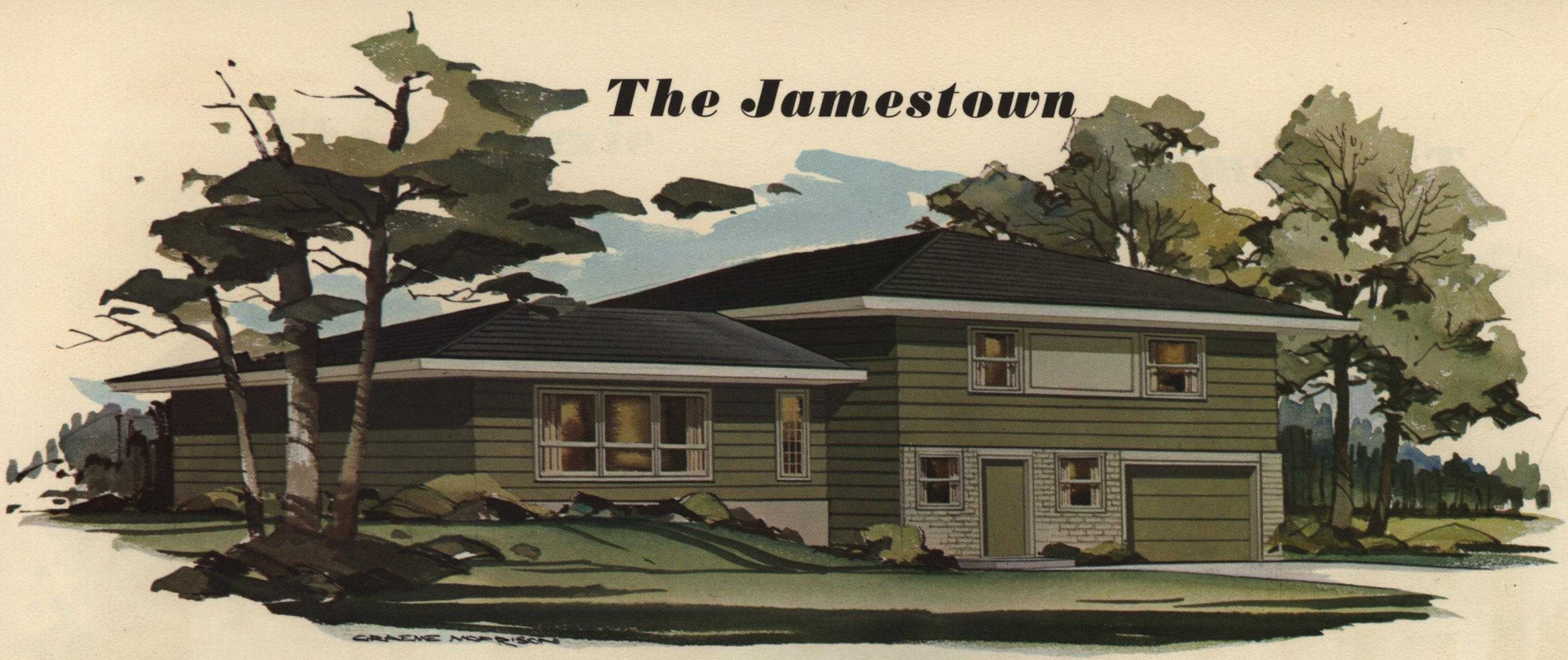
THE MEMPHIS *SP-24502* 1152 sq ft.

Southern colonial charm for truly contemporary living! The garden-level design should work well on a sloping or level lot. The floor plan is deceptively simple but especially workable with an atmosphere of open spaciousness between the kitchen, dining and living areas. The dining area features sliding glass doors opening onto a sundeck, providing an indoor-outdoor activity area. The compact kitchen has a built-in range and a convenient desk for meal planning. The popular daylight basement provides for leisure, utilities and a fourth bedroom or den with ¾ bath.

More quality home for your dollar

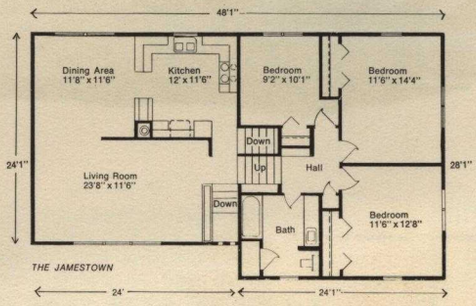
Midwestern Homes

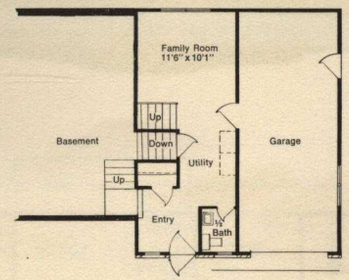
The Jamestown



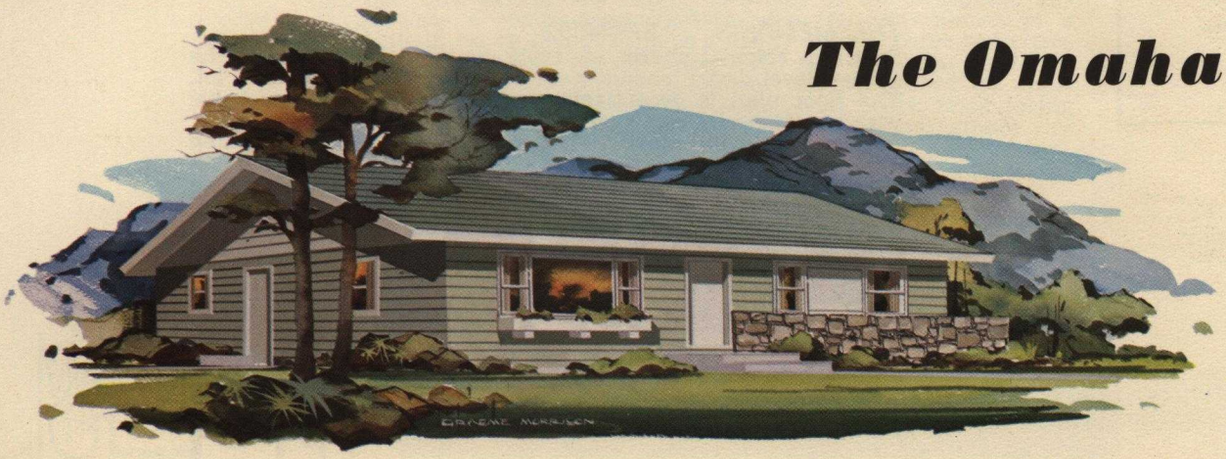
THE JAMESTOWN SP-14637 Gross area upper levels 1248 sq. ft.

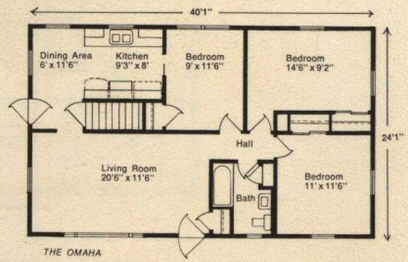
Here's an unusual four level home that would be ideal for the working farm or ranch family. Just off the main entrance is a half-bath and utility area for clean-up purposes. From there, you have access to living room, kitchen, garage, family room or basement without needless traffic through other areas of the house. And the family room is ideal for entertaining noisy youngsters without disturbing folks in the rest of the home! Note, too, such extra features as the built-in electric range, snack bar and china cabinet, the large dining area, the extra-large linen closet in the bath. Easy to maintain, this house is especially suitable for a sloping lot.





The Omaha

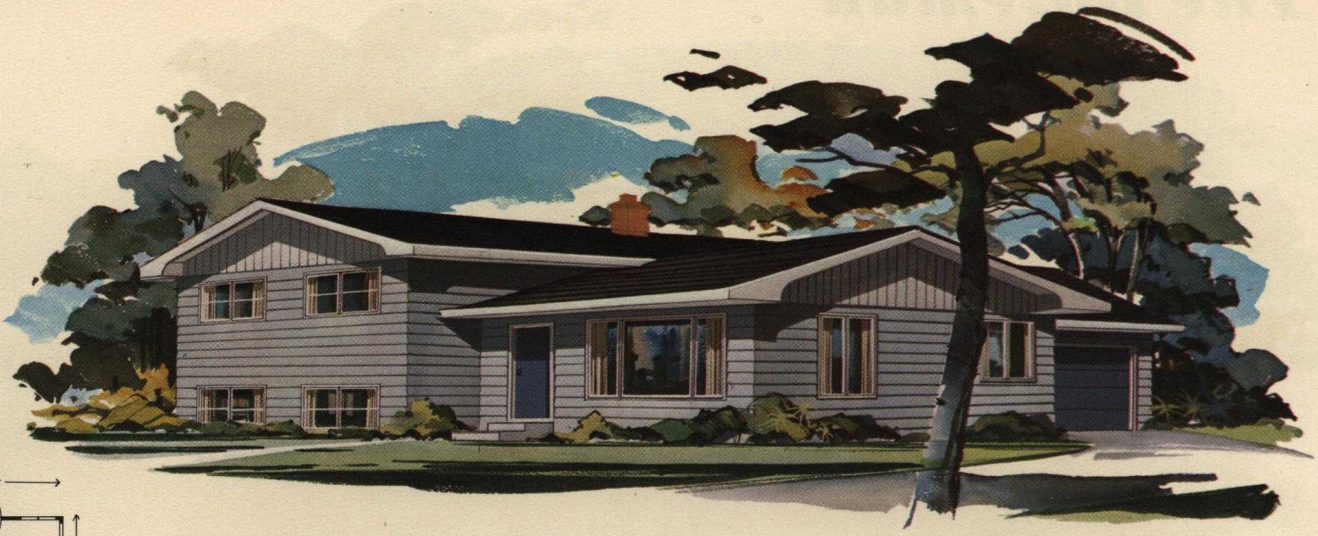


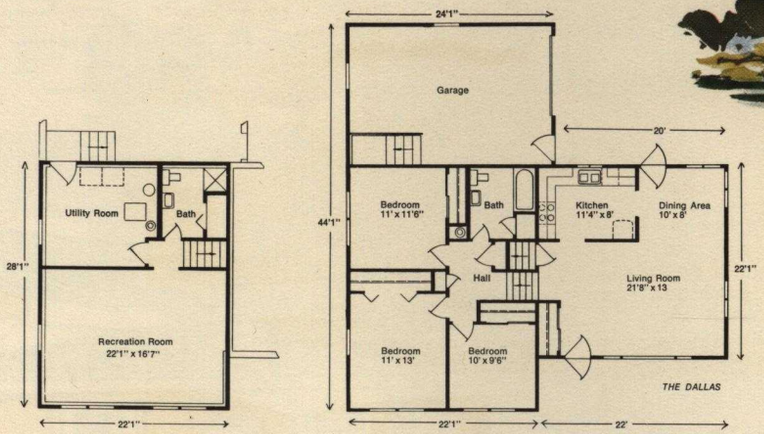


THE OMAHA SP-14419B Gross area 960 sq. ft.

Minimum maintenance with charm to spare. The artist's rendition shows a partial stone exterior and window box, which are two of many options available on this and other basic Midwestern models. The floor plan makes the most of available space with a dining area adjoining the kitchen, a 20-foot living room, two good-sized bedrooms and a family room-sewing area just off the kitchen. The plan here provides for a full basement, but is readily adaptable to crawl space with the stair area utilized for additional living space. This house will fit well on a small lot.

The Dallas

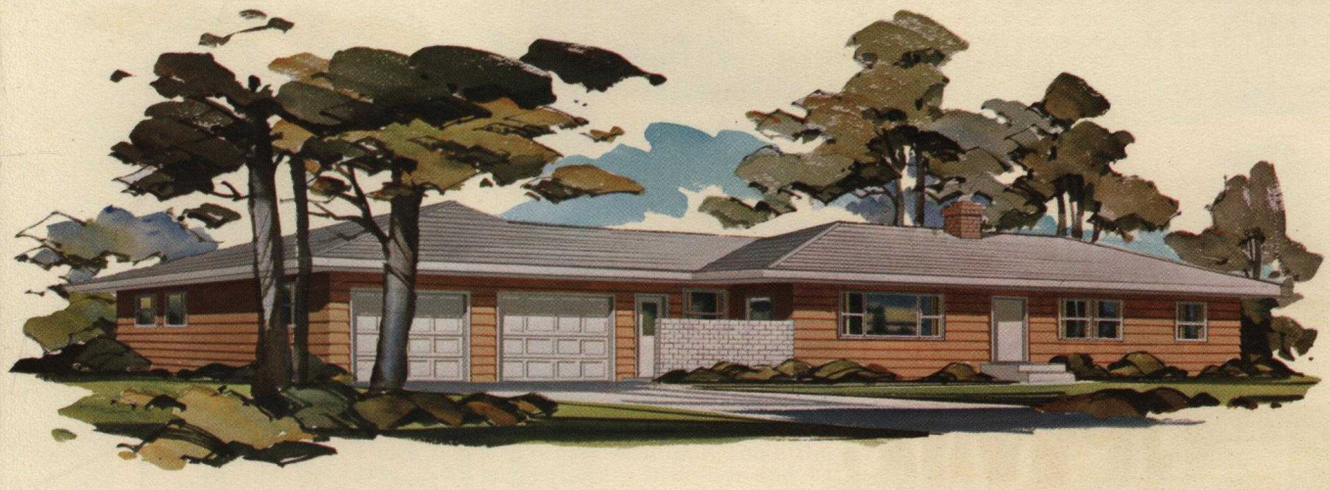




THE DALLAS *SP-14512B* Gross area 1100 sq. ft.

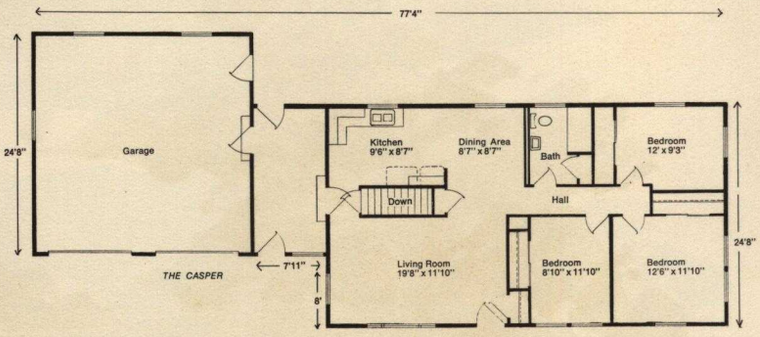
Here's a style-conscious split level that puts its best face forward, putting the parking in the back. Perfect for the corner lot!

The Casper



THE CASPER *ST-4529* 1103.2 sq. ft.excluding garage and breezeway

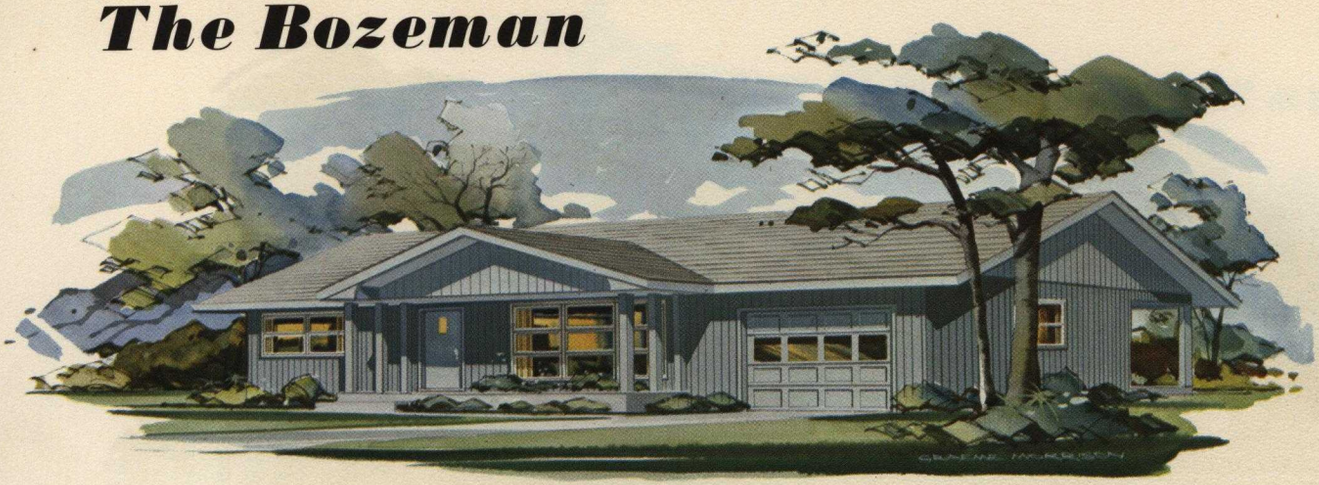
Long, low and liveable — with a covered breezeway just off the kitchen to make a convenient wet-weather entry. This model features convenient one floor living with basement for future expansion or recreation. The three bedrooms have generous wall spans of closets. His 'n Hers Garages, too!

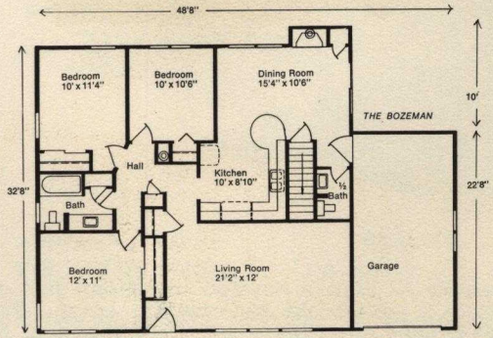


"Take-out" double hung windows for easy cleaning

Midwestern Homes

The Bozeman





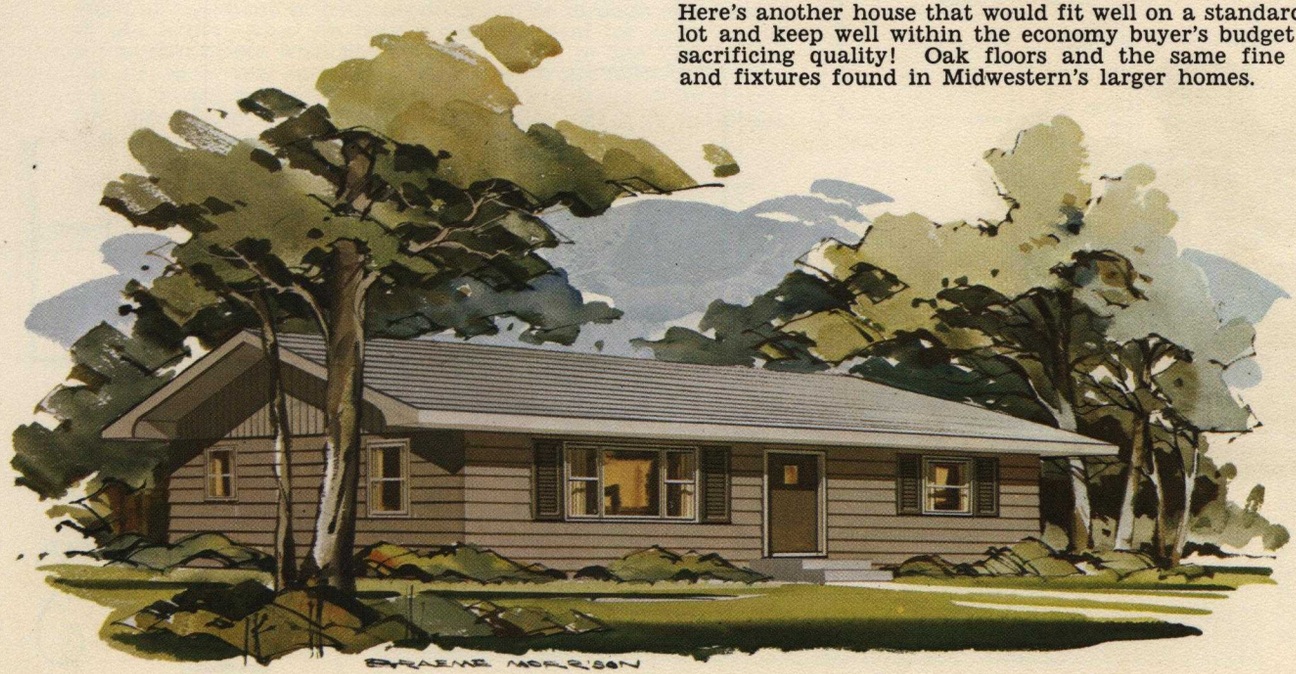
THE BOZEMAN **SP-32306** Gross area 1214 sq. ft.

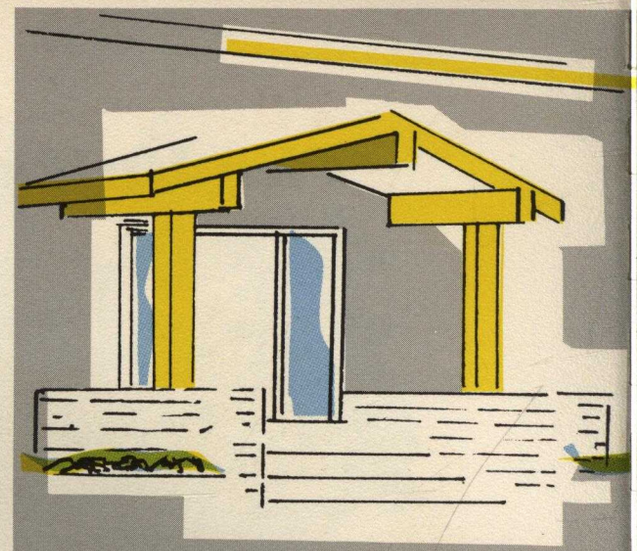
Here is a home with a hearth, and it's in the dining room — a handsome fireplace full of warm promises for chilly evenings. Three bedrooms, 1½ baths, a covered patio in the rear and — in front — an old-fashioned porch with a whole new updated look. There's a basement and garage for parking, utilities and extra storage. Notice, too, the circular snack bar in the kitchen and the very workable floor plan that really sets this house apart from the ordinary.

The Pendelton

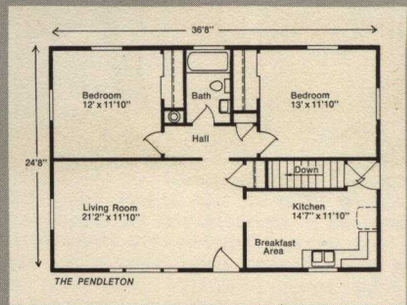
THE PENDELTON *ST-4311* Gross area 905.7 sq. ft.

Here's another house that would fit well on a standard 50-foot lot and keep well within the economy buyer's budget without sacrificing quality! Oak floors and the same fine cabinets and fixtures found in Midwestern's larger homes.

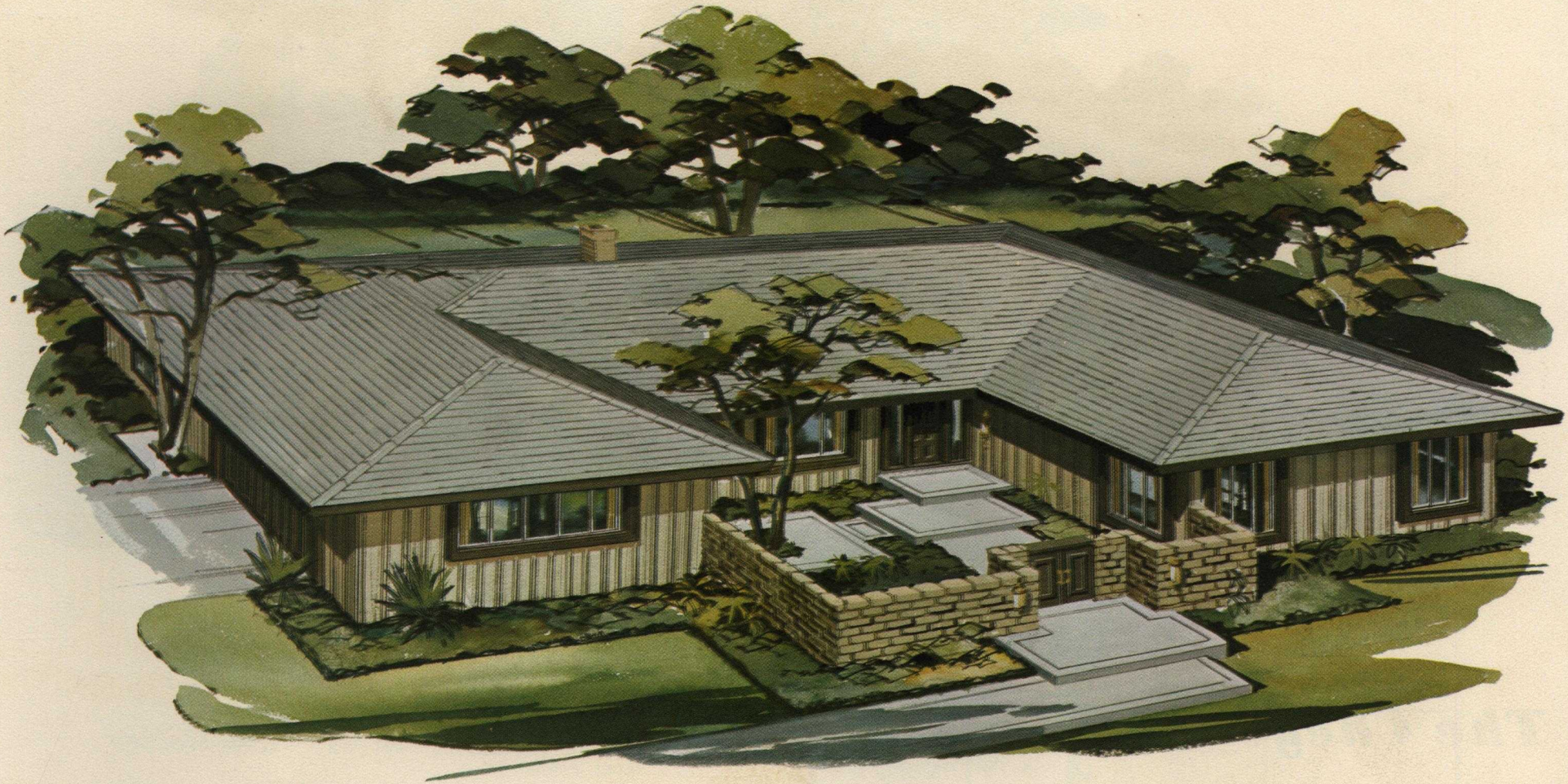




We're always on the alert for new ideas



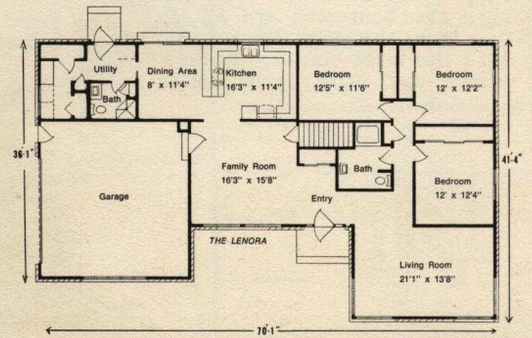
The Lenora



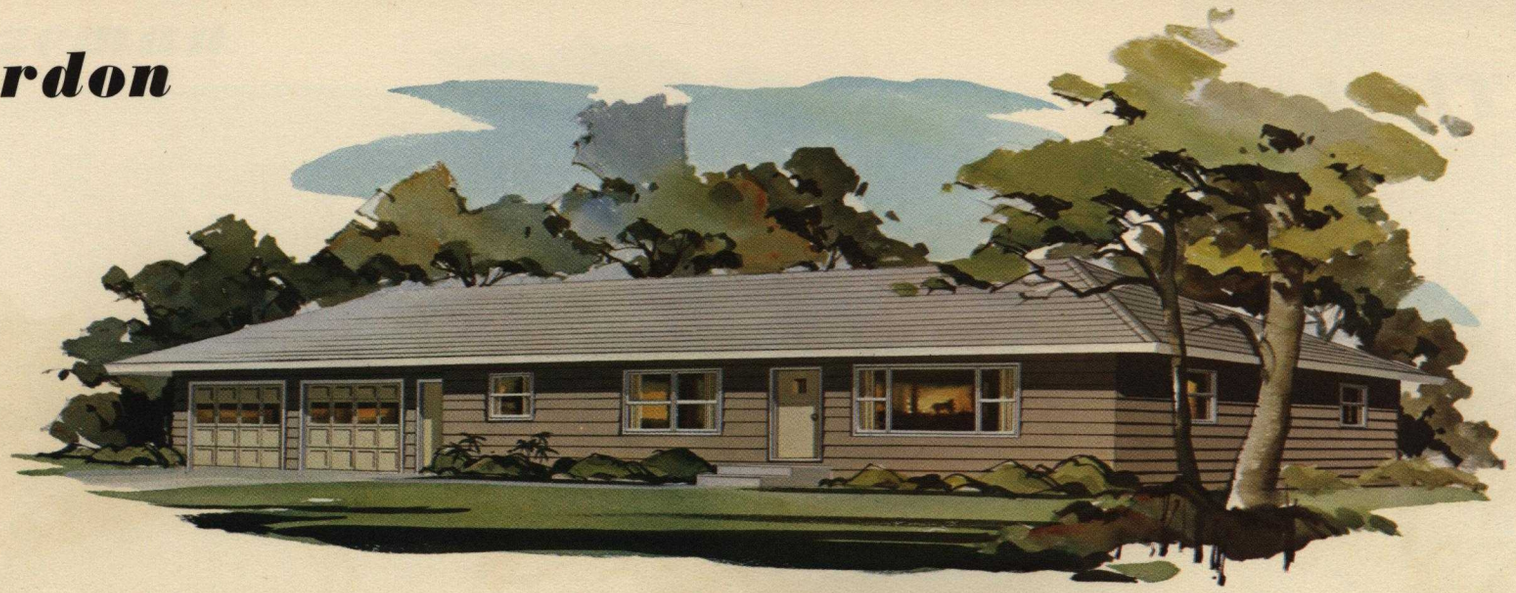
THE LENORA SP18625

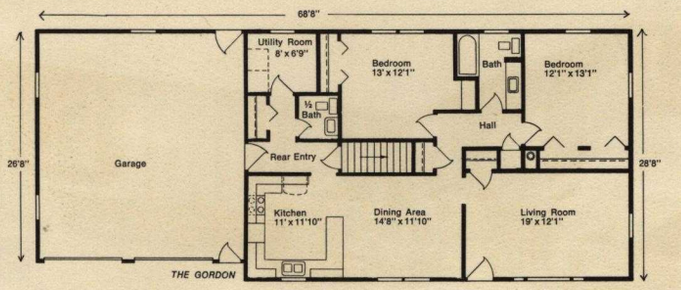
Gross area 1881 sq. ft.
excluding garage

Some homes you just happen to like . . . this is one you're sure to "take a shine to". From the exterior, this house displays long, low lines, a gently sloped roof with a deep overhang. Inside you would enjoy such distinctive features as the sunken living room, a spacious family room, and the dining area that opens onto the outdoors with sliding glass doors. Copious closet and storage space, including a storage area just off the large utility room. There are three good-size bedrooms. There is a second identical bath (note the corner tub) in the lower level, so the entire bedroom and bath area can be easily duplicated for the family that needs a lot of bedrooms. The two-car garage is shown here with a side entrance to take advantage of a corner lot location.



The Gordon





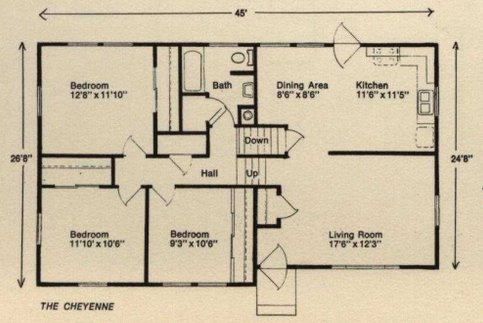
THE GORDON SP-18510A Gross area 1282 sq. ft. excluding garage

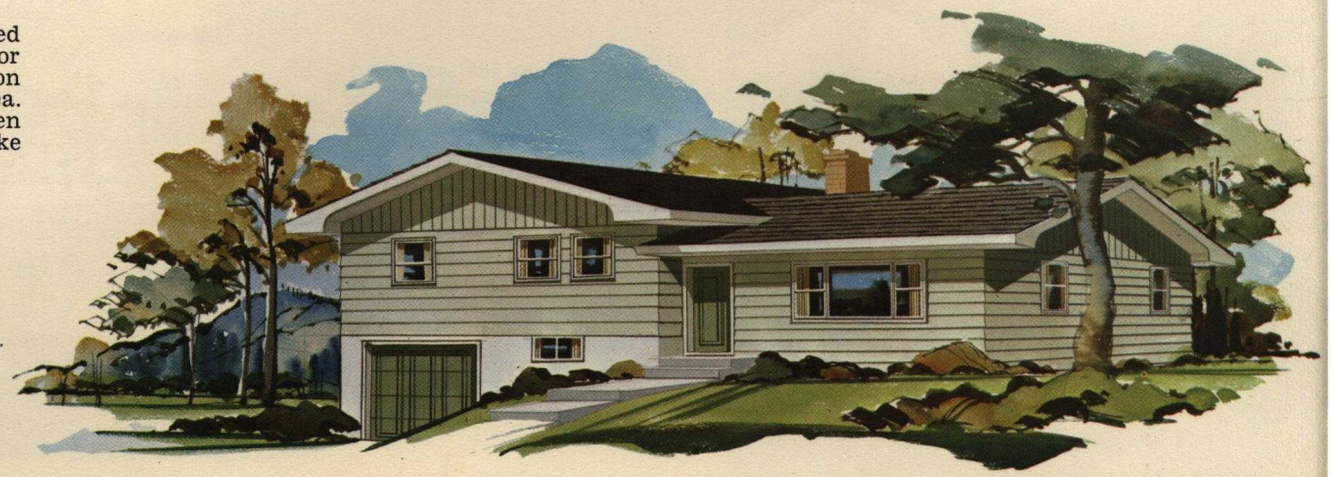
How would you like a dining area big enough to accommodate company . . . and kitchen counters and cabinets galore? There's a lot of privacy in this popular home, too. For instance, the living room is separate; you can close the door when the TV gets loud. One of the two large bedrooms has a built-in desk perfect for students. And you can shut the door of the utility room and keep the washing and ironing out of sight, out of mind. There's an extra half-bath in this model, too . . . plus a basement and a well-lighted two car garage big enough to accommodate a workbench.

The Cheyenne

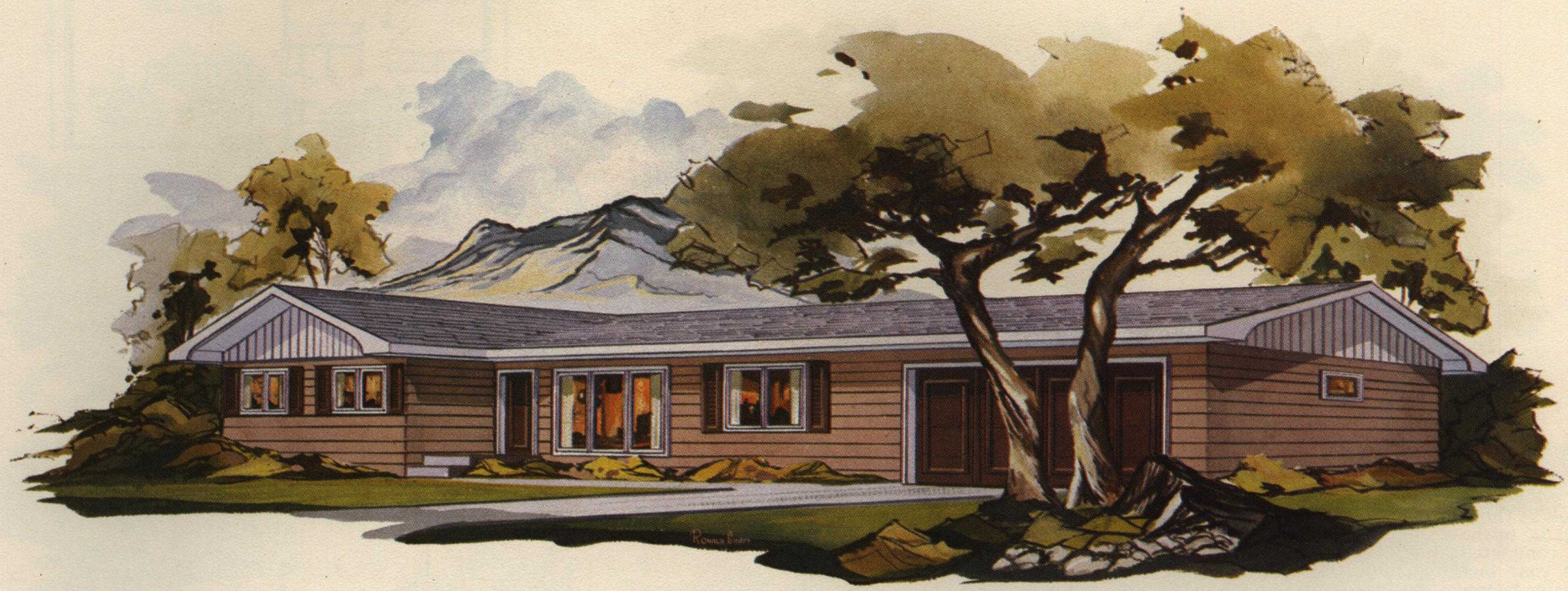
THE CHEYENNE ST-4516 Gross area 1161 sq. ft.

Neatness and order are the hallmarks of this well-planned three level. The closet and storage space is ample even for the family that keeps everything. The bedrooms are all on the upper level for good separation from the busy living area. You could do wonderful things with the large country kitchen and dining area. A one-car garage and utility area make good use of the basement level.





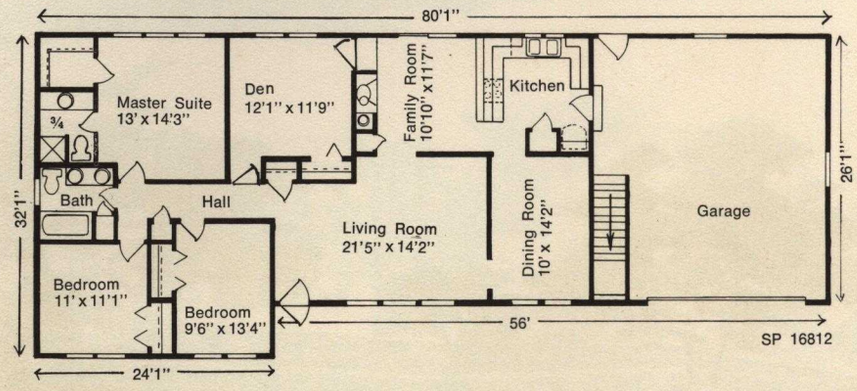
The Arapahoe



THE ARAPAHOE *SP-16812* Gross area 1558 sq. ft. excluding garage

Here is a home that grows with the growing family. Plenty of bedroom and bath area — a ¾ bath and walk-in closet in the master suite which is large enough to easily accommodate a king size bedroom grouping. The fireplace wall in the family room is ideal for the housewife who likes to "Do her thing" by planning original decorating themes.

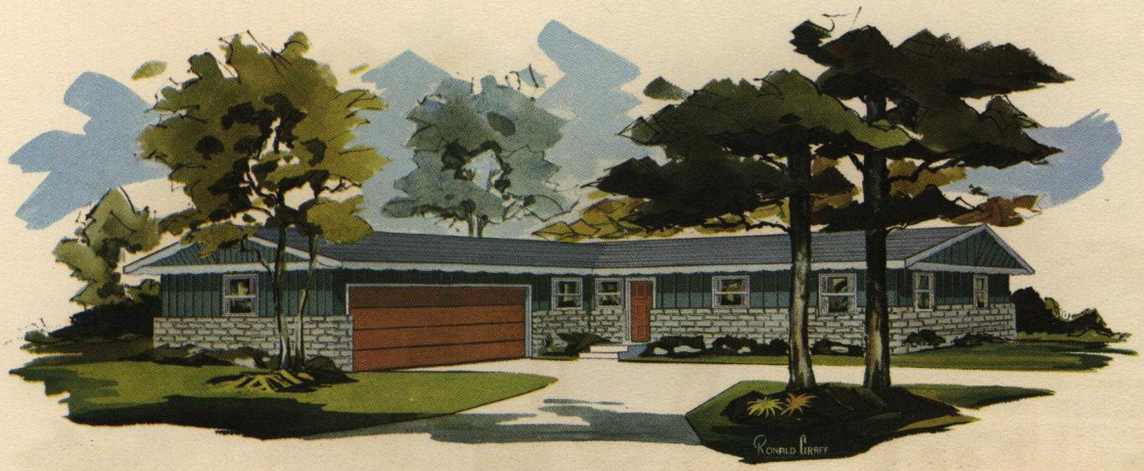
Cabinets abound in approximately 130 square feet of kitchen. A spacious living room and formal dining room complete this beautiful home that grows with the growing family.

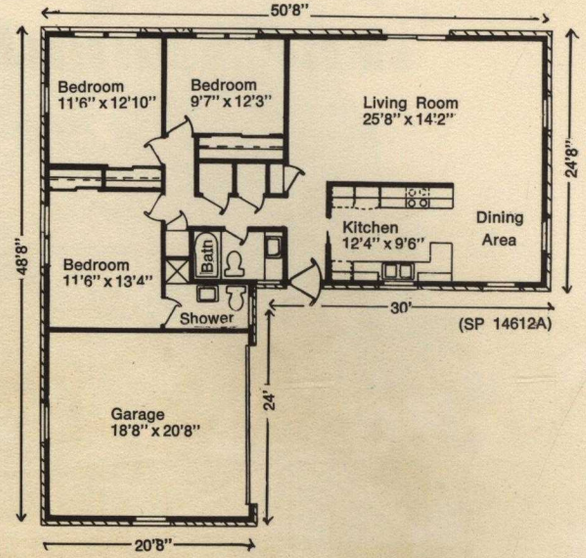


Midwestern Homes

The choice is yours . . . the variations are endless to achieve individuality

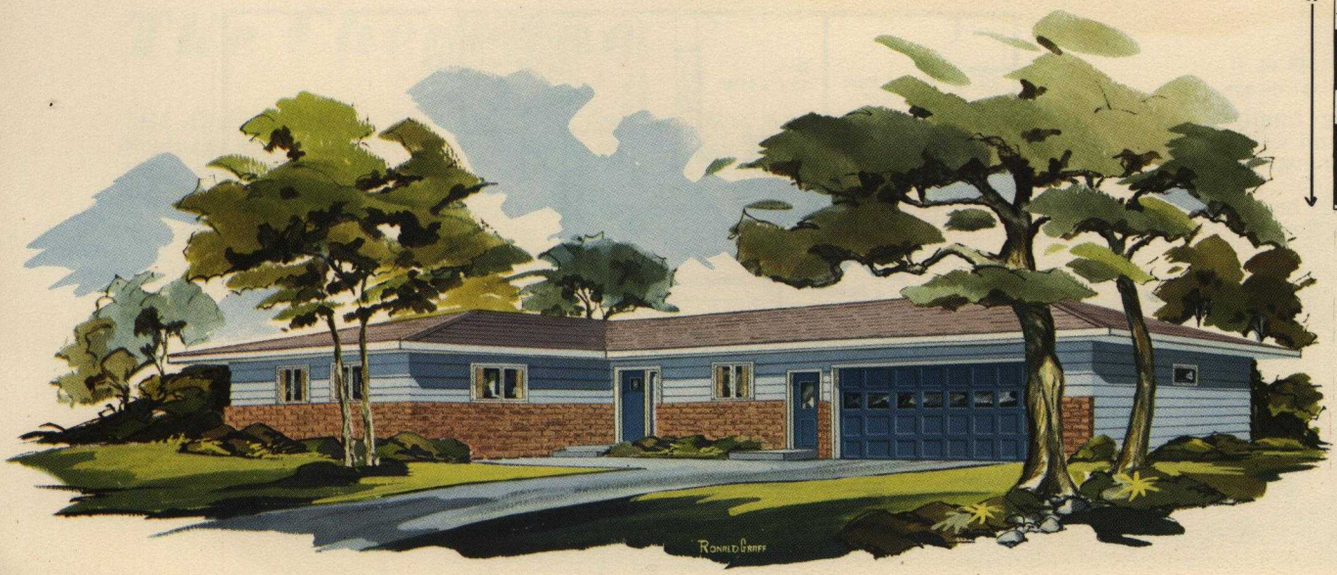
The Joplin

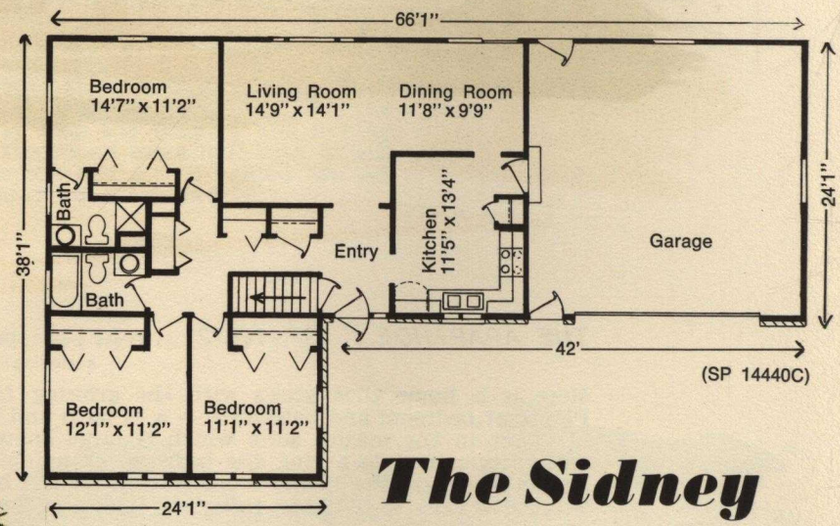




THE JOPLIN *SP-14612A* Gross area 1357.9 sq. ft. excluding garage and brick veneer

Look at the living room in this home! Nearly 400 square feet of openness in addition to a spacious dining area, all completely unobstructed! Every bedroom has room for your imagination in furniture arrangements. The master bedroom has its own bath. If you are looking for a lovely home without a basement, this could be your choice. Even with the double garage, the "L" shape lets you build on a narrow lot.





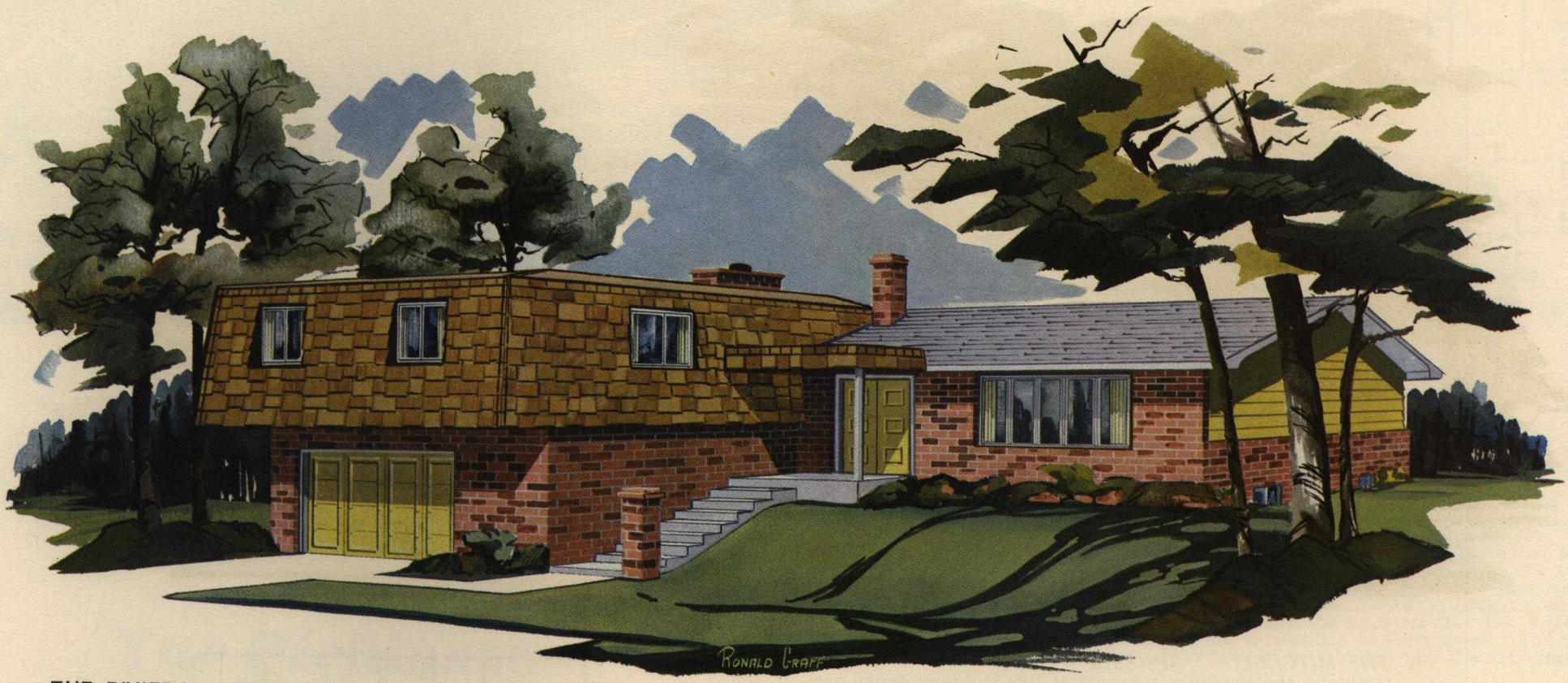
The Sidney

THE SIDNEY *SP-14440C* Gross area 1344 sq. ft. excluding garage

A long, low and lovely ranch "Ell" with room arrangements to satisfy the most discriminating taste. Luxuriously big closets. Your imagination can run rampant with decorating ideas.

Have your Midwestern Homes representative suggest revisions and modifications of this very versatile home. You'll be amazed! You can express yourself in this fine home.

The Riviera

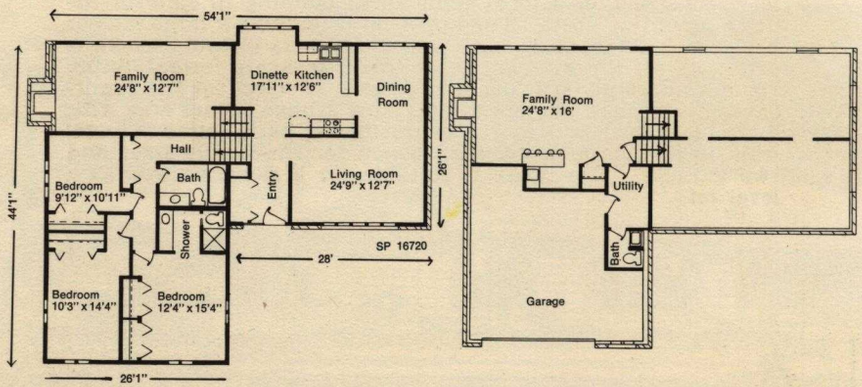


THE RIVIERA *SP-16720*

Gross area 1884 sq. ft.
excluding brick veneer

Distinctive elegance describes this spacious split-level. The Riviera could well be the home you've always dreamed of owning. Designed with the discriminating home buyer in mind, the Riviera lends an air of Mediterranean luxury with its mansard roof.

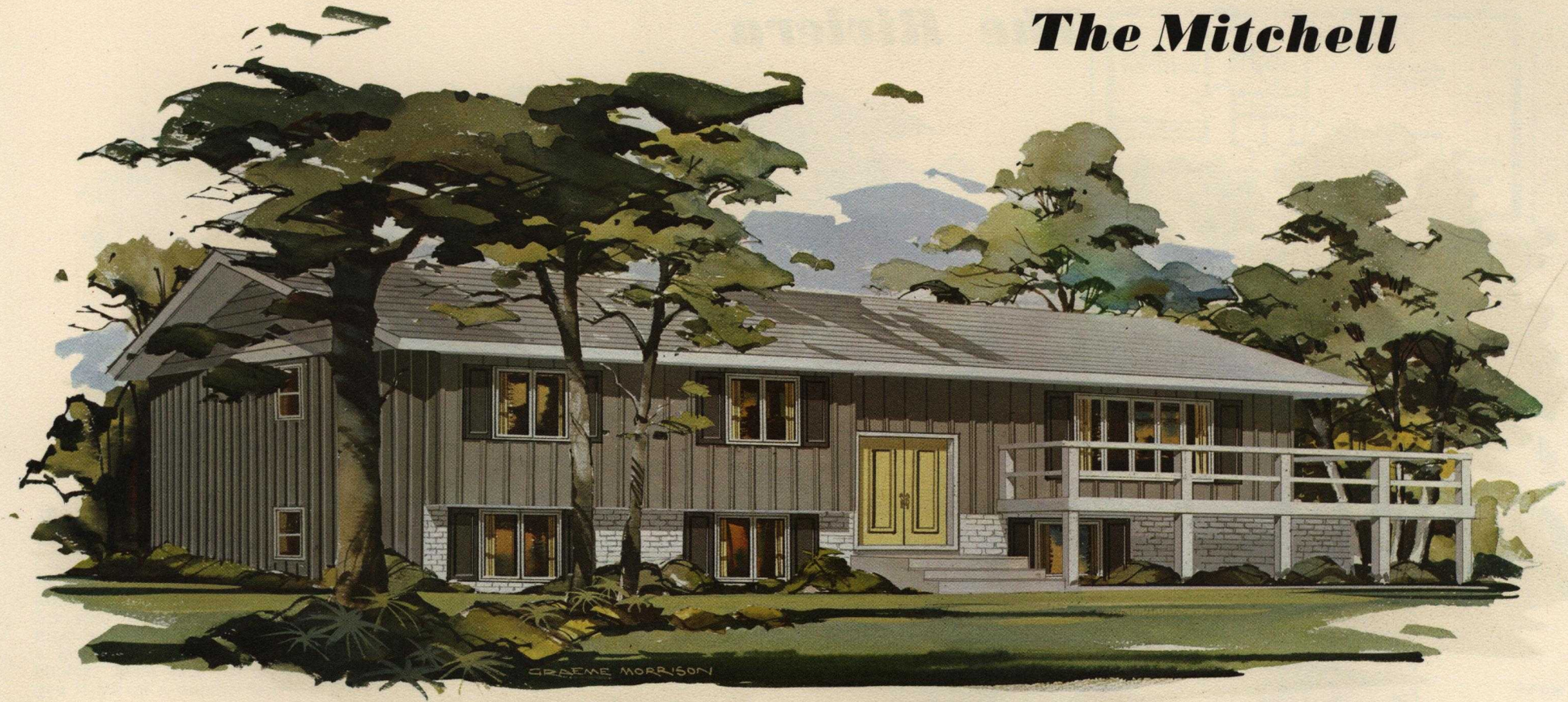
The front entry ushers you into a host of features almost beyond belief. A dinette *and* formal dining room; three spacious bedrooms, one with an extra large 34" x 48" shower and "his 'n' hers" closets; and a family room with nearly every feature imaginable. Take a "cruise" through the plans of this Mediterranean dream with your Midwestern Homes representative, today.



Midwestern Homes

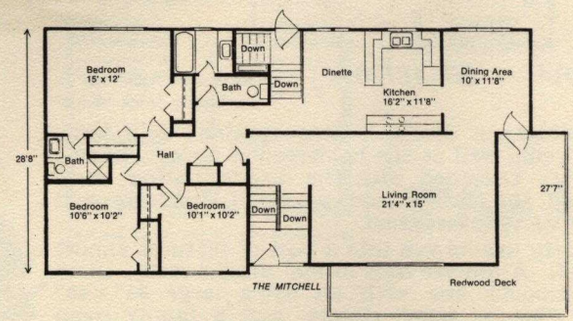
If you don't see what you want, let us design it for you

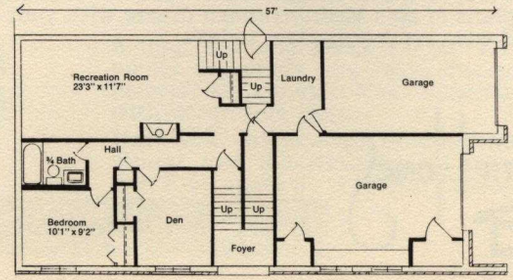
The Mitchell



THE MITCHELL *SP-18810* Gross area 1520 sq. ft.

Distinctly contemporary elements of this stunning design are the exterior vertical siding combined with brick (handsome color and texture), the massive deck — and *the plan!* Two level construction affords economical building in spite of today's mounting costs. The upper level features a large master bedroom with separate bath and his n' hers closets. There is a dinette off the kitchen, as well as a separate formal dining room and a truly spacious living room. (Perfect for the family that entertains!) The lower level stars a huge leisure area with a fireplace, a den, a fourth bedroom and bath, laundry room, walk-in storage areas, a work bench for the family fixer and two garages. The house is suitable for a slope, as well as a level lot.

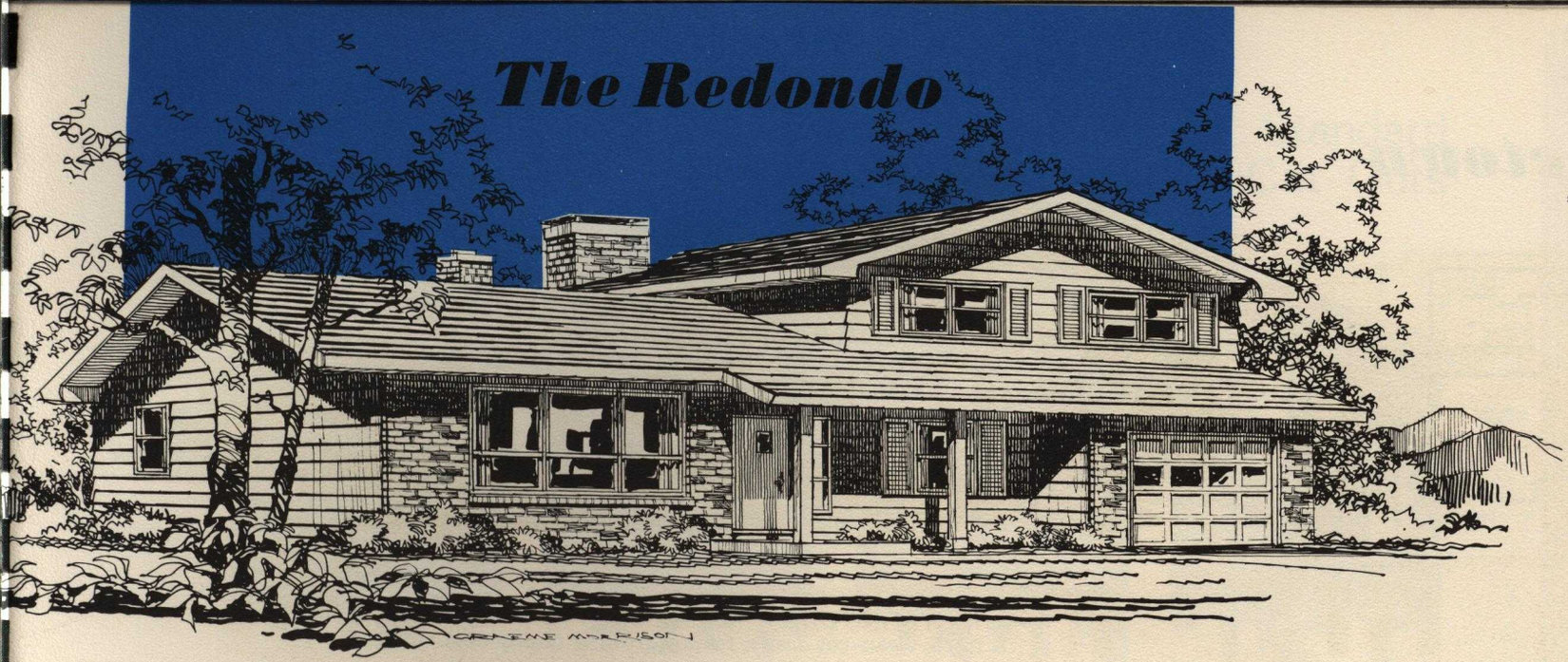


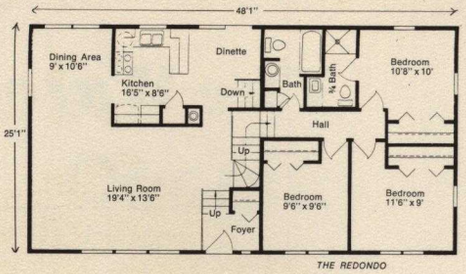


Midwestern Homes

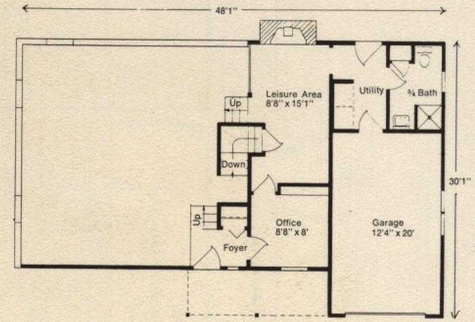
Exterior variations are available on most plans

The Redondo





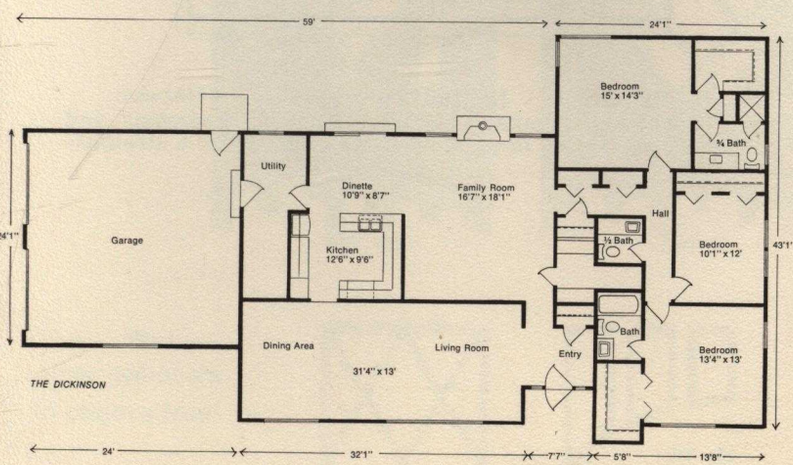
THE REDONDO



THE REDONDO SP-14643 Gross area 1200 sq. ft.

For the professional man, we have the Redondo with a home office just off the foyer. The traditional exterior of this house may surprise you — it's actually a four level split designed for a level lot. The upper two levels have three bedrooms, two baths, a dinette *and* a dining area, with a host of built-ins in the kitchen. The main level contains the aforementioned office, a family room, utility room and a third bath plus garage .

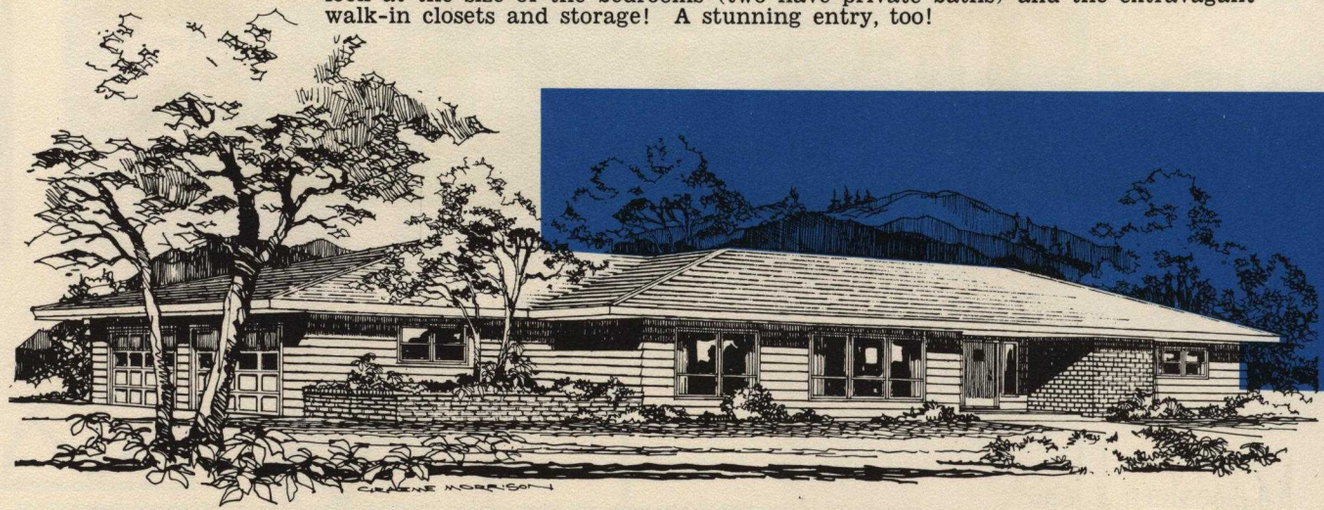
The Dickinson



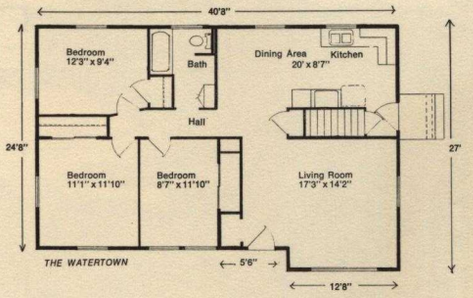
THE DICKINSON

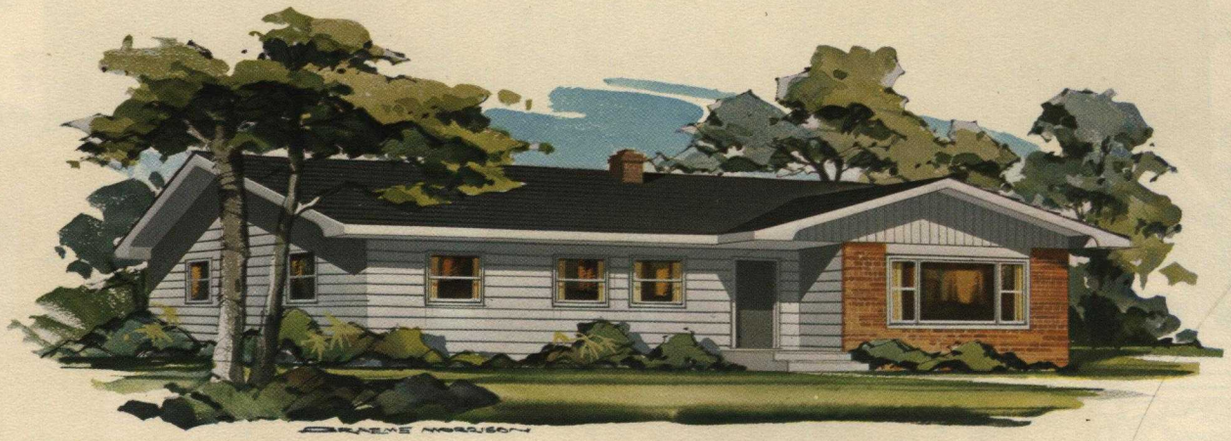
THE DICKINSON SP-32801 Gross area 2133 sq. ft. excluding garage

This is a home sure to impress the neighborhood, sure to please even you. It's big and it's beautiful, with a handsome exterior and superb construction that leaves no doubt about Midwestern's standard of quality. If possible, it's even more impressive inside with its open living room and dining area that spans a full 31 feet! The family room is equally spacious. There's a fireplace and a small dinette with sliding glass doors to bring the outdoors in. The kitchen is full-sized — no pint-sized cubicle—and is complete in every detail. And just look at the size of the bedrooms (two have private baths) and the extravagant walk-in closets and storage! A stunning entry, too!



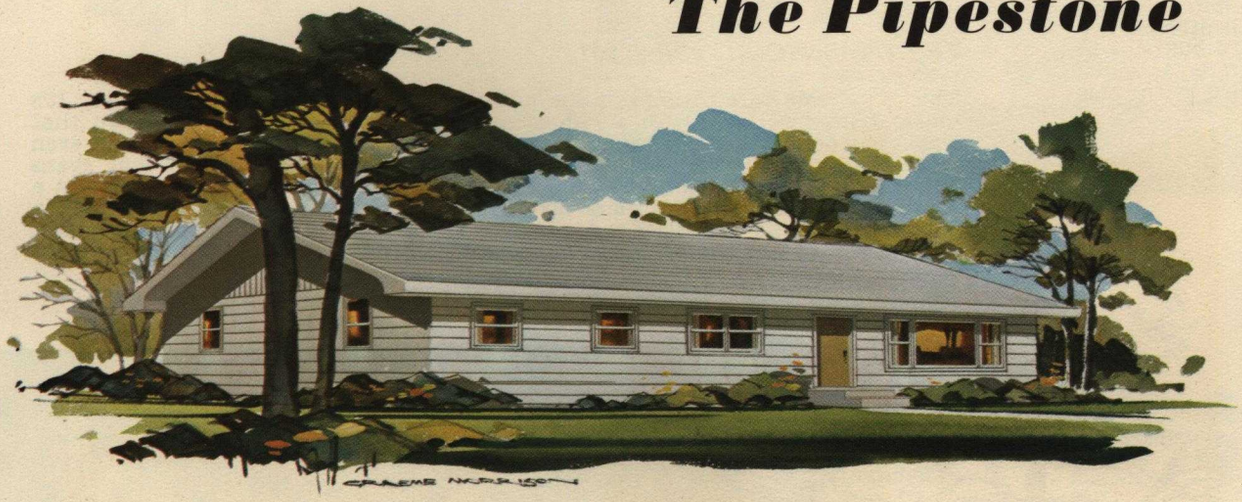
The Watertown

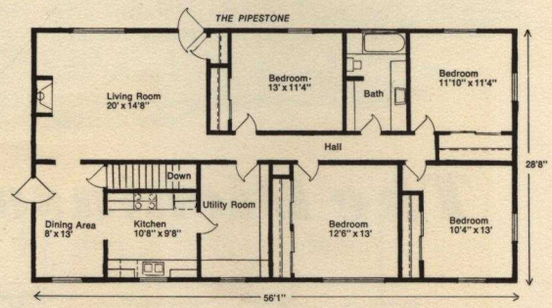




THE WATERTOWN *ST-4404* Gross area 1034.2 sq. ft.
A fresh, clean-cut design for the growing family on a budget . . .

The Pipestone



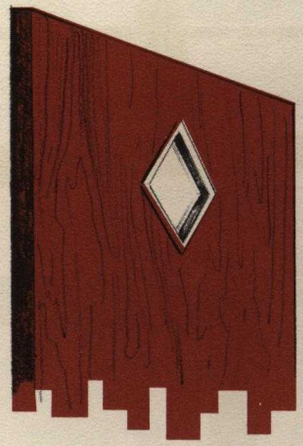


THE PIPESTONE *SP-18812* Gross area 1667 sq. ft.
Here it is — by popular demand! Four big bedrooms and they're all good sized ones, too! Lotsa room under a straight-line roof.

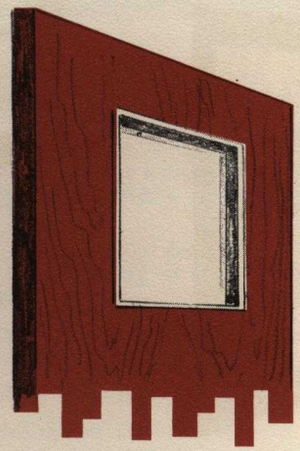
Midwestern Homes

If you don't see what you want, let us design it for you

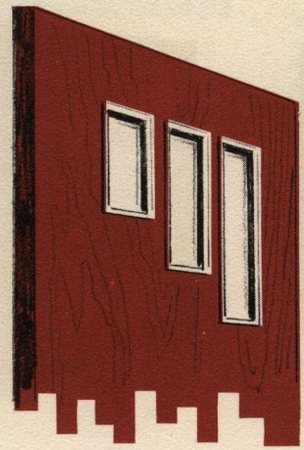
Standard Door Cut-Outs



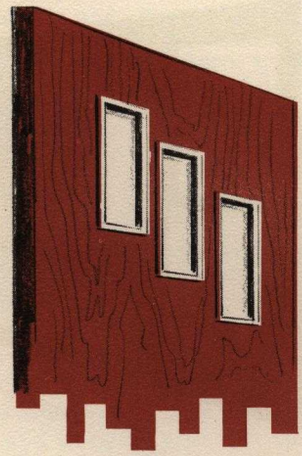
STD 102



STD 203

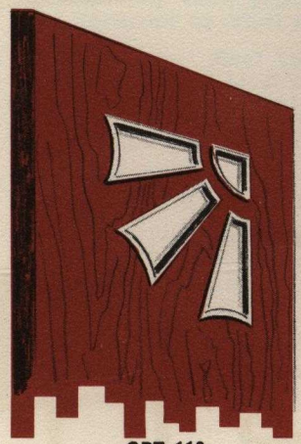


STD 207

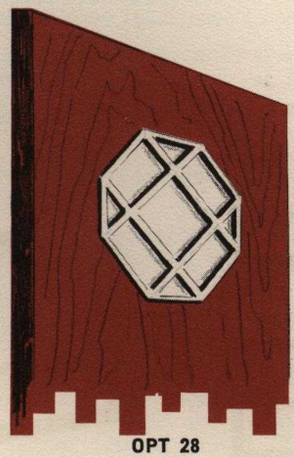


STD 303

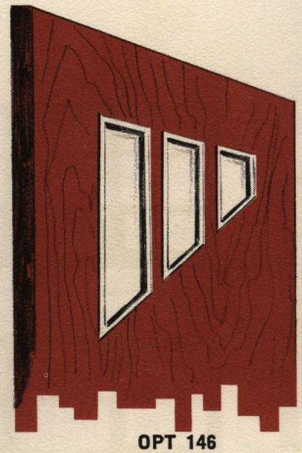
Optional Door Cut-Outs



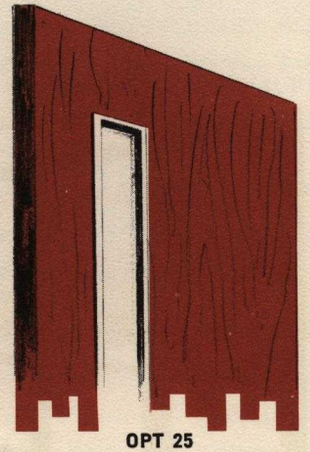
OPT 113



OPT 28

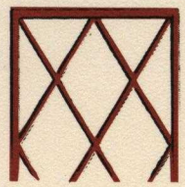


OPT 146



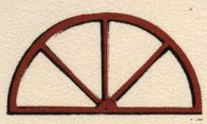
OPT 25

Plus — other optionals to choose from



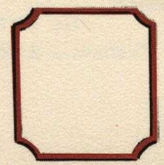
OPT 839

OPT 151



OPT 73

OPT 157



OPT 148

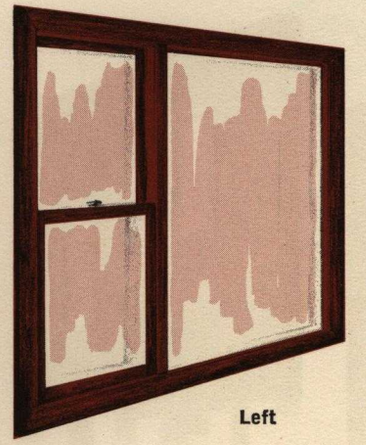
Doors...

the *first impression*

Windows...

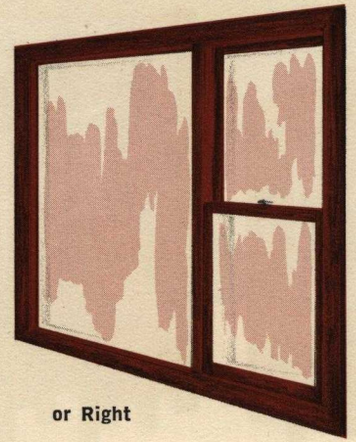
let
the sun in -
keep the cold out!

Style



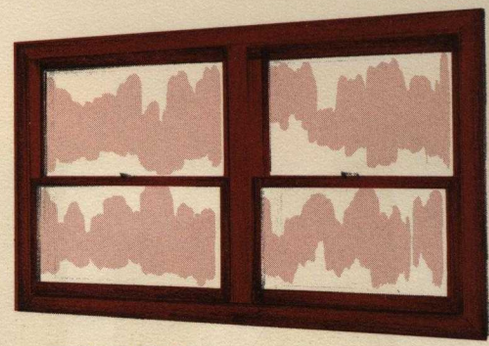
Left

DLRW



or Right

or both — LRW
with Thermo Picture

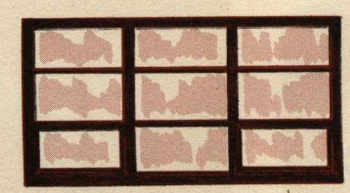


TWIN 36/16 DH

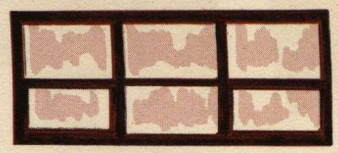
36/20 DH

and convenience

No. 167P 3-4246 3-4222
Thermos — 2 Vents

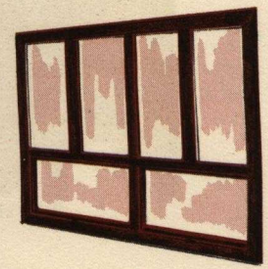


No. 167 9-4222 Thermos — 2 Vents



No. 169 6-4222 Thermos — 2 Vents

No. 168P 2-4246 2-4222
Thermos — 2 Vents



No. 168
4-3620 2-4222
Thermos — 2 Vents

MIDWESTERN HOMES offers the home buyer the advantage of a COMPLETE package.

Here is what you get:

1. Post and Beams: 3" steel adjustable tel-posts and 3-2 x 10 #1 fir for laminated beam. Or—materials for load bearing partition 2" x 4" — 16" O.C. supplied for partition doorways, 1 row horizontal blocking headers.
2. Floor Joists: 2" x 10" on 16" centers, pre-cut to proper lengths doubled under all parallel load-bearing areas. 1" x 4" x 24" gussets. Joist hangers where necessary.
3. Box Sill: 2" x 10" band joists on a 2" x 6" plate with fiberglass sill seal on top of foundation. Rigid insulation supplied for crawl space.
4. Bridging: 1" x 3" pre-mitred for easy installation between floor joists.
5. Outside Walls: 2" x 4" studdings on 16" centers with double headers, on edge, above all window and door openings. Additional studs and trimmers are factory installed as dictated by method of construction (modular panels or full-wall sections). ½" medium density insulating sheathing, factory applied. 13¼" curtain board of the same sheathing is supplied for job-site application over the box sill.
6. Wall Plates: Bottom and top plates are factory applied in both construction methods. Second top plate is factory applied on the full-wall sections; job applied on the modular panels.
7. Beams: All wood beams, with the exception of support beams in the basement or crawl space, will be fabricated in our factory.
8. Roof Trusses: Roof trusses are engineered to meet or exceed all specifications or local codes. 2" x 4" or 2" x 6" at *NO* extra cost.
9. Subfloors: 1" x 8" #3 boards maximum or 4' x 8' CD plywood, no difference in cost.
10. Roof Sheathing: 1" x 8" #3 boards maximum or 4' x 8' x ½" CD plywood, no difference in cost.
11. Eaves: ⅜" factory primed AC plywood with 3" x 7" screened oval vents 48" O.C. Roof louvers are furnished where additional ventilation is deemed necessary.
12. Outside Door Frames: Factory primed clear white pine with aluminum sill and threshold. Threshold has removable vinyl insert for proper weatherproofing.
13. Outside Doors: Are 3/0 x 6/8 mahogany with optional cut-out and completely weatherstripped. Birch and oak doors available at a slight additional charge. Steel clad insulated doors available as an option.
14. Windows and Frame: Our own Midwestern double-hung fully weatherstripped with double aluminum compression strips and nylon sash balances. We have tried using many windows but were never satisfied until we started assembling our own. All of our double-hung windows are the "take-out" type for easy cleaning. Casement, awning and glider windows are available for standard installations, as well as picture windows.
15. Roof Edging: 2" x 3" galvanized iron roof edging and 20" valley tin furnished where required.
16. Stairs: 2" x 12" stringers with 2" x 10" pine treads in basement models, 5/4" fir treads with pine risers in split level and split foyer models.
17. Partitions: 2" x 4" — 16" O.C. in all walls, except the bath plumbing wall is 2" x 6". All interior partitions are precision built in our factory for easy installation on the job.
18. Building Paper: 15 lb. felt is supplied to be laid between roof sheathing and shingles, and over all sub-floors.
19. Shingles: 235 lb. thick butt or 250 lb. lock-type shingles are supplied. No additional charge for the lock-type shingles. Starter strip and asphalt roof coating standard in the house package. Roof coating not supplied for slope of more than 3/12.
20. Exterior Siding: The standard MIDWESTERN HOMES siding is 7/16"x12" primed tempered hardboard. Alternates are vertical grooved hardboard, or plywood and battens. Special sidings are available upon request, or the standard siding can be deleted in favor of a brick veneer and stone, if you do desire. (Brick and stone are not supplied by MIDWESTERN HOMES.)
21. Shutters: Various designs furnished when shown in the plans or are available as an optional item upon request.
22. Trim: Interior trim is streamline design of pine, mahogany, or hemlock, cut long to allow mitering on the job for an exact fit. Optional oak and birch trims are also available at extra cost. Exterior trim is factory applied with the windows and doors. Facia is 1" x 6" pine plowed to receive the ⅜" plywood soffit. The soffit is boxed in with 2" x 4" outlookers cut to length.
23. Priming: All exterior surfaces requiring paint are primed prior to delivery.
24. Door Hardware: Three finishes in the latest design with tubular lock sets. All exterior doors are keyed alike. Ask your dealer to show you additional hardware selections.
25. Window Hardware: Dull brass sash locks are furnished.
26. Underlayments: ⅝" plywood or particle board furnished.

27. Interior Finish Walls and Ceilings: ½" drywall (Gypsum Board) is furnished for all interior walls and ceilings. This includes tape, filler, topping and metal corner beads. Wall board is supplied in 4' x 12' sheets so as to minimize the number of joints to be taped. Paneling for any room can be ordered as an extra charge option.

28. Insulation: 3½" fiberglass blanket insulation is furnished for exterior walls and ceilings. Heavier blankets and batts are available at slight extra cost.

29. Storm Windows and Screens: Are high quality WINTER - SEAL self-storing aluminum combination windows and are installed in our MIDWESTERN HOMES standard windows in the factory.

30. Storm Doors: Are WINTER-SEAL non self-storing aluminum units, complete with hardware and pneumatic closer. WINTER-SEAL aluminum self-storing, redwood combination door with self-storing aluminum inserts, or designed wood units are optional at a moderate additional charge.

31. Bath Fixtures: White cast iron tub, vitreous china stool, wall-hung lavatory, including fittings to wall or floor, are standard items. In addition, 2 towel bars, 1 soap dish, 1 glass and toothbrush holder, 1 robe hook, 1 soap & grab, 1 recessed paper holder, and 1 medicine cabinet are supplied for each bath. Drop-in cast iron lavatories, either square, round, or oval are supplied in baths calling for lavanettes. Colored fixtures are available as optional at extra cost, as are single lever faucets. Lavanettes are included for bathrooms where indicated on plans. These are the same quality as cabinets. (See item No. 37)

32. Kitchen Sink: White porcelain over steel and includes mixer faucets and spray attachment. Stainless steel, cast iron or colored sinks and single lever faucets are available at a nominal additional charge.

33. Heating System: MIDWESTERN HOMES furnishes a complete perimeter type forced air heating system, including thermostat. The furnace carries a 10 year warranty on the heat exchanger. An easy to follow heat plan is furnished showing the position of all ducts, trunk lines, registers and return air system. Air conditioning available as an option at extra cost.

34. Chimney: The chimney is Class "A" Van Packer, suitable for all types of fuel, or a Class "B" gas vent for propane or natural gas. Furnaces are available for natural gas, propane or oil.

35. Electrical: Electrical items furnished are light fixtures for the bedrooms, bath, kitchen, dining and hall. Porcelain keyless and pull chain fixtures are supplied for the basement and garage. One exterior fixture at each house door. Door chimes, transformer and two push buttons are also furnished.

36. Water heater: 30 gallon natural or LP; glass lined, with 10 year warranty. 40 gallon gas or 52 gallon electric; glass lined, optional at extra charge.

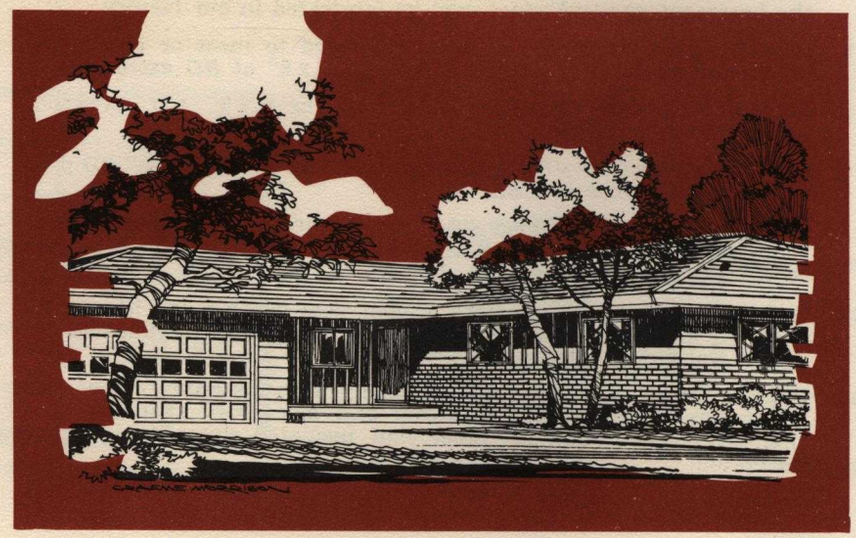
37. Cabinets: Cabinets are furnished. Our cabinets are custom built and designed exclusively for each MIDWESTERN HOME. This is *NOT* a production-line cabinet shipped in a lot of small pieces to be assembled like a jig saw puzzle. Our cabinets are of the finest white, select birch, using furniture core birch for all doors and drawer fronts, with hardwood stiles. The wife-saving laminated plastic counter tops are built by expert craftsmen in our cabinet shop for easy installation in your MIDWESTERN HOME. All cabinets are factory finished with a clear lacquer unless otherwise specified. Colors of stain are available. Selection of hardware and various designs are available. Unfinished oak cabinets are available if desired.

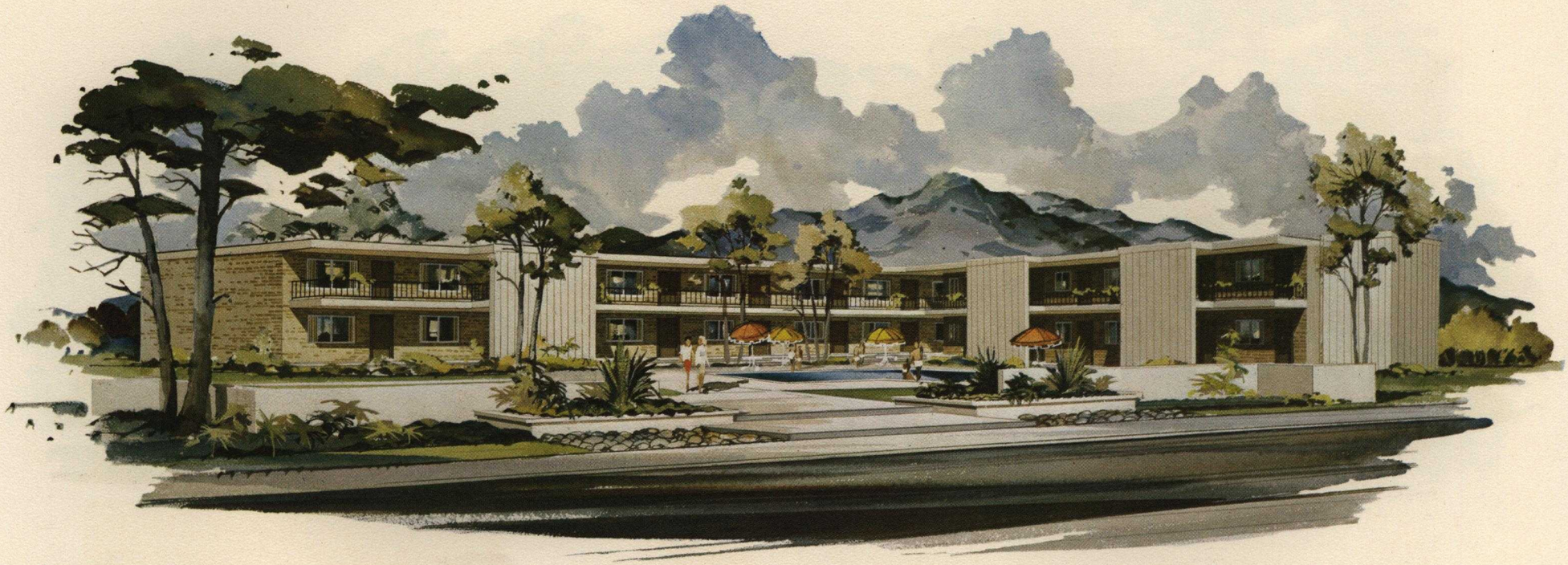
Miscellaneous: MIDWESTERN HOMES supplies all necessary nails, caulking compound, door bumpers, privacy locks at all baths, handrails and brackets for all stairways, rod and shelf for all closets (brackets where necessary, too), 5 shelves with cleats supplied for all linen closets.

All items *NOT* included in the above specifications are *NOT* included in the basic MIDWESTERN HOMES package.

MIDWESTERN HOMES guarantees enough materials, per plans, specifications and house order to complete your home. Ask your representative for complete details.

"Door-toDoor, Roof-to-Floor, you get MORE in a MIDWESTERN HOME"





APARTMENT PLAN *MPS-110*

Gross area 15,070 sq. ft.
Area of each level 7,535 sq. ft.
Area of each apt 440 sq. ft.

This 32-unit apartment dwelling is designed for the bachelor guy or gal or young married couples. All apartments are identical one-bedroom units, easy to maintain and all have private outside entrances — thus eliminating interior hall space. Outside stairways are shielded from street view with decorative wood or block screens. Second story balconies are sheltered by roof overhang, are both functional and highly decorative. Artist's rendition here shows the apartments grouped around a central court with swimming pool.

Yes! We build duplex homes, too

Midwestern Homes

APARTMENT PLAN *MPS-108* Gross area 5915 sq. ft. (each level)

For the investor, this attractive apartment dwelling has four two-bedroom and two one-bedroom units on each level. The attractive but simple exterior will blend well into residential or commercial areas; the interior is carefully planned for full utilization of available space. Note how additional storage areas make maximum use of hallways. Thoughtful zoning isolates the large living-dining areas of the apartments from the bedrooms — which, incidentally, are quite large. Ample closet and storage space is another feature that will appeal to prospective tenants.

Midwestern Homes

Midwestern Home plans are the result of what people want

FOUR PLEX

APARTMENT SP-32612 Gross area 1626 sq. ft.

Two up and two down and all around this apartment is the feeling of practical planning . . . which results in economical construction. The brick veneer lends itself to any neighborhood.

Quality construction throughout Midwestern apartments assures the buyer of extra years of lower maintenance costs. This one will be extremely easy to keep up.

Midwestern engineering know-how will help you make your real estate investment pay off with extra profits. Midwestern Homes will be happy to build your apartment plan, too. Whatever your requirements are to fit your site, to house your tenants, to bring uniqueness and quality to your building program.

Yes! We build duplex homes, too

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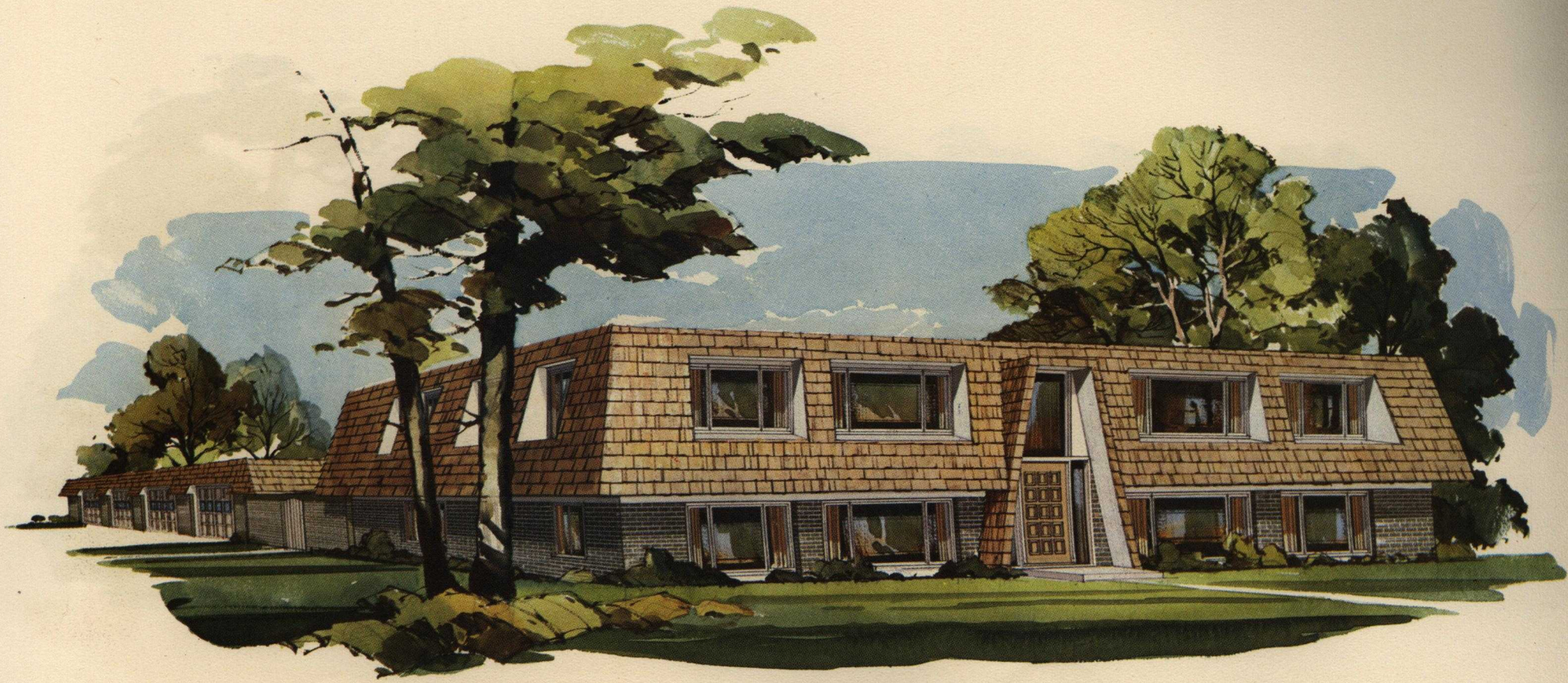


FOUR PLEX APARTMENT MPS-149

Gross area 4632 sq. ft.

Room for the accommodation of a king size bed in the master bedroom, setting the pace for size and comfort of the apartments in this one! Large living room, and nicely tucked away dining area with built-in features, closets that will attract your renters right away. The deep mansard roof design indicates the manner in which Midwestern designers approach the exterior appearance. We'll master-mind your apartment house to your requirements, and all the while, provide you with the economies of pre-engineered apartment construction to help you beat the high costs of construction.

Midwestern Homes

Exterior variations are available on most plans

We're always on the alert for new ideas

Midwestern Homes

TWELVE PLEX

APARTMENT MPS - 136 Gross area 4025 sq. ft.

A beautiful apartment arrangement that is an asset to any neighborhood with its lovely mansard roof, balconies that break the lines and invite tenants to enjoy life more fully.

The plan presents a large kitchen-dining area and notice the nice-sized bathrooms. There's 4,025 square feet per level exclusive of balconies, and every foot of it can pay dividends to the investor. Designed to fit the needs of contemporary living.

The modular pre-engineered construction makes the Midwestern Apartment home fit the requirements of practical financing.

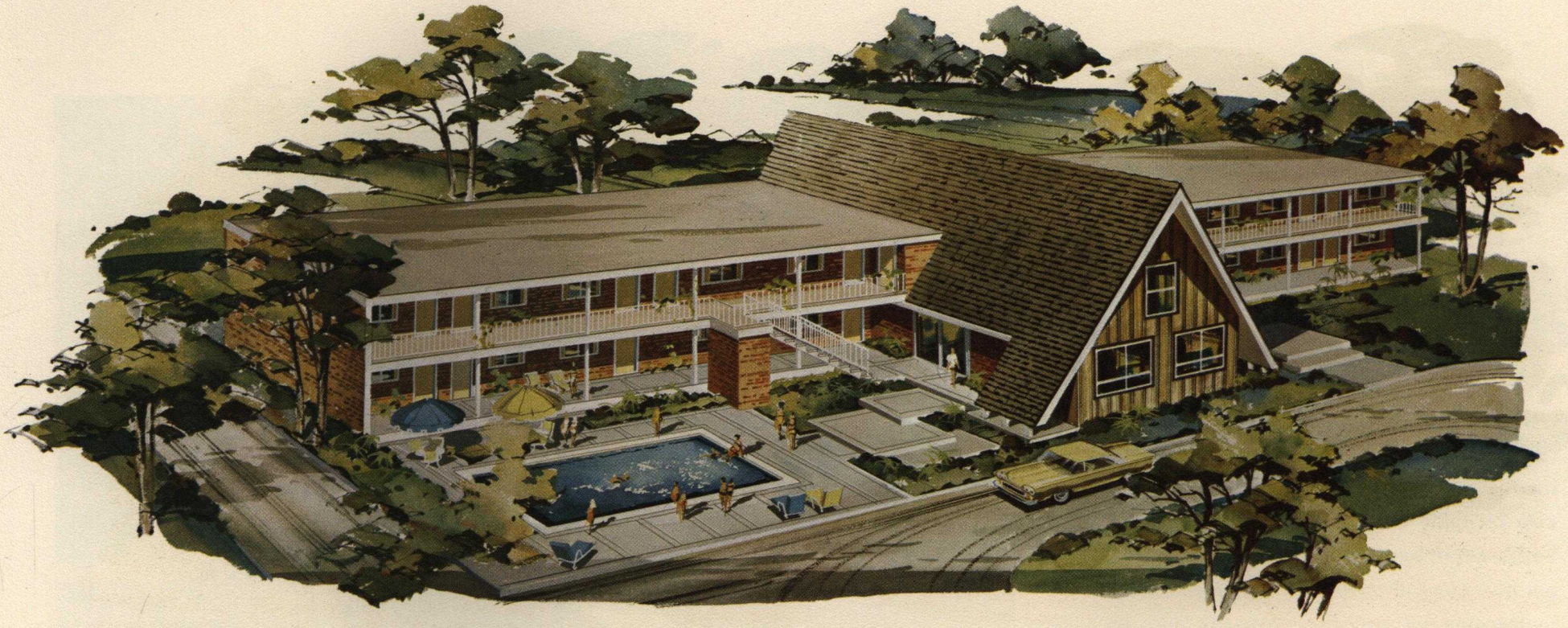
Naturally, as with all Midwestern construction, there are options in the exterior appearance, options in the plans for the apartments, with choice of carpeting, ranges, ovens, and other special features.

APARTMENT PLAN MPS-152

Gross Area 7856 sq. ft.
(each level)

Midwestern Homes is proud of this apartment plan. One and two bedroom. U shape. Features the best in sound-proofing. As higher costs of construction face the investor, more and more of them turn to Midwestern for the pre-engineered apartment construction efficiencies and economies. Call a Midwestern Apartment Specialist. He'll work with you on all phases of the planning from early blue-printing, unit costing, and all the way through to turning the key.

Midwestern Homes



MOTEL PLAN MPS-116

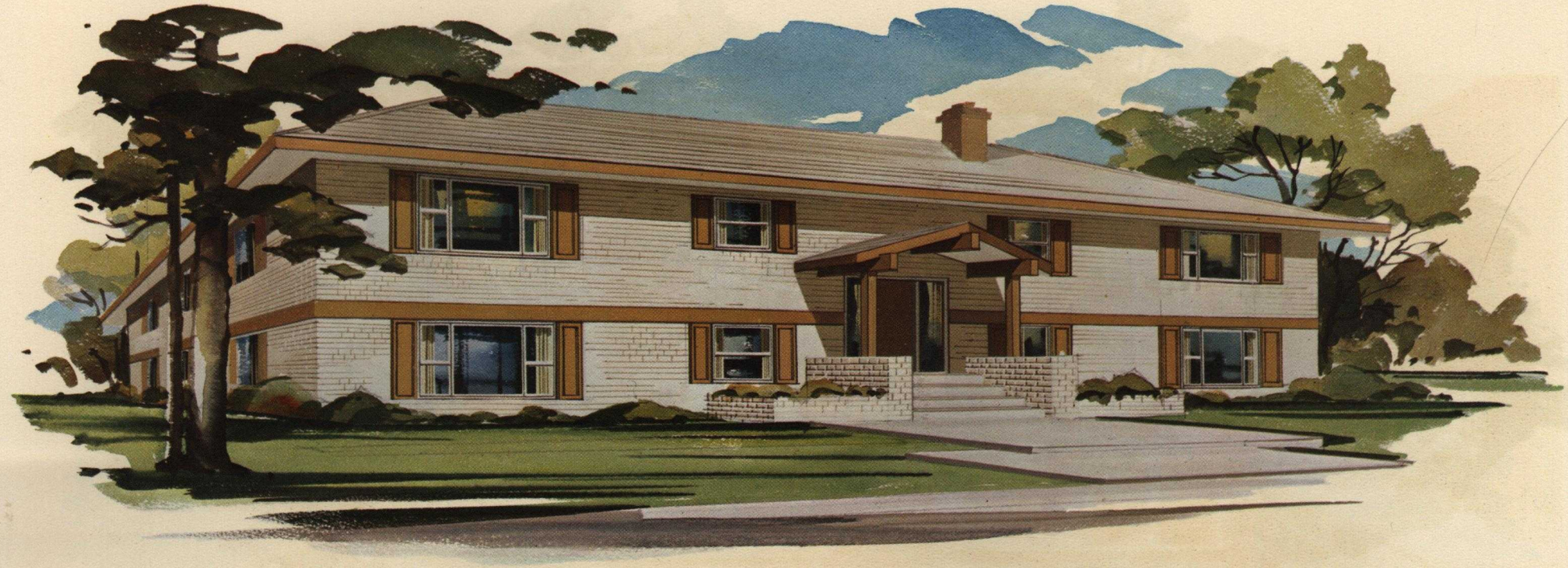
Gross area 8160 sq. ft.
Each level 4080 sq. ft.

Here is a 20-unit motel that incorporates an A-frame central lodge with luxury living quarters for the owner or manager. Motel units are all identical for economy of construction and furnishing. Each is approximately 12' x 23' with outside entrance eliminating interior hallways. Easy maintenance is stressed in this well-planned commercial design. Exterior brick facing is combined with vertical wood siding for interesting textural contrast. The artist's rendition here adds to the rustic effect with cedar shakes. A good design such as this one will prove a good long term investment property that will hold its value.

Midwestern Homes

The choice is yours . . . the variations are endless to achieve individuality

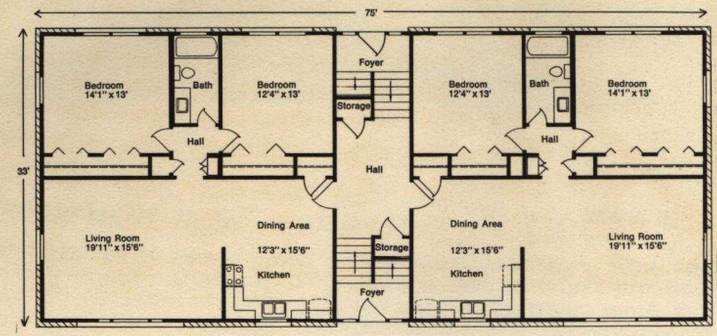
The Elgin



THE ELGIN *SP-321300*

Area per unit 1102 sq. ft.
Area per floor 2475 sq. ft.

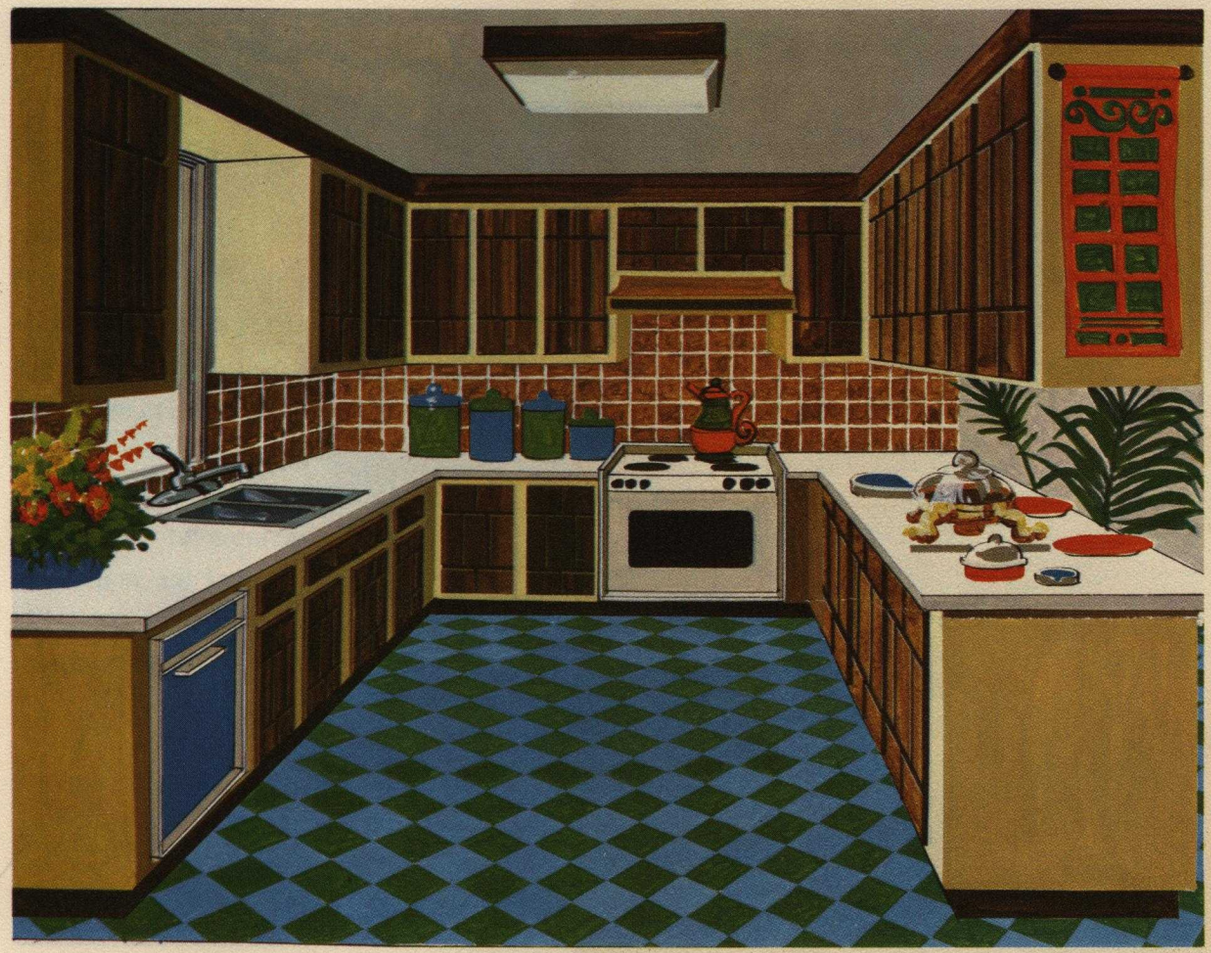
For the investor, we have the Elgin! Notice that the rooms are of unusually generous proportions for apartments — in fact, large even for many private homes. The bedrooms are spacious enough to accommodate twin beds and closet space is equally generous. The central foyer is utilized for additional storage space. Quality construction throughout with minimum maintenance in mind. Options: brick facing combined with various siding, the impressive entry shown in this artist's rendition, wall-to-wall carpeting in your choice of decorator colors, built-in ranges and ovens. We'll tailor this standard apartment model to your exact specifications!



THE ELGIN

Midwestern Homes

We are experienced builders of apartments and motels



THE MILANO

The newest design in the Midwestern Homes Cabinet Series is the beautiful and distinctive MILANO. This design is an original creation available only in the one finish. A choice of beautiful cabinet hardware is yours to give your kitchen the distinctive and personalized touch. Ask your dealer to fill you in on the all new MILANO . . . it's by Midwestern Homes.

Midwestern Homes

The kitchen in each Midwestern Home is individually designed and custom-built of beautiful select white birch, prefinished to your tastes. A choice of the most popular laminated plastic counter tops are available as a standard item in our basic package, with others available at extra cost. Our cabinets are not the mail-order variety. They are designed especially for you and your new Midwestern Home.

Midwestern Homes

SP-48-96

Now you can have your china-buffet designed exclusively for your home, matching the rest of the cabinetry in your Midwestern Home. This lovely creation, in beautiful birch or oak, can be built to the proper size of that *particular* area in your Midwestern Home. It is available in all standard Midwestern Homes cabinet finishes and designs.

Midwestern Homes

SP-36

Need a beautiful spot to show off your fine china, antiques or just knick-knacks? This handsome china cabinet, custom-built to your specifications, will enhance the decor of your new Midwestern Home. Carry the theme of your cabinetry throughout your home in matching units by Midwestern Homes cabinet craftsmen.

Midwestern Homes

SP-C-36

Dream a little . . . do a lot . . . with a corner china cabinet in the dining area of your Midwestern Home. Better yet, let your Midwestern Home dealer design your dining area for a matched pair of these beautiful corner china cabinets. Color-coordinated to your kitchen cabinets, these corner cabinets will be a focal point of beauty, as well as versatile storage and display of your fine china.

Midwestern Homes

Model 48 Room Divider and Planter

Accent the entry of your new Midwestern Home with elegant room divider. It is not only a room divider, but a planter and book-case as well. Various sizes and finishes are available to fit most any decorating theme.

Midwestern Homes

Model W-64 Vanity

Contemporary or Traditional? Makes no difference with this beauty. It can be stained, painted or trimmed to meet the most discriminating taste. The tops are formica for beauty and easy maintenance. Another in the fine line of cabinetry from Midwestern Homes.

Midwestern Homes

Model 66 Vanity

For the utmost in beauty and convenience, plan your bath around a vanity. Just the thing to start with is this lovely vanity with a sloped front and formica top. Versatility is the by-word when you design your bath around this custom-built beauty.

Midwestern Homes

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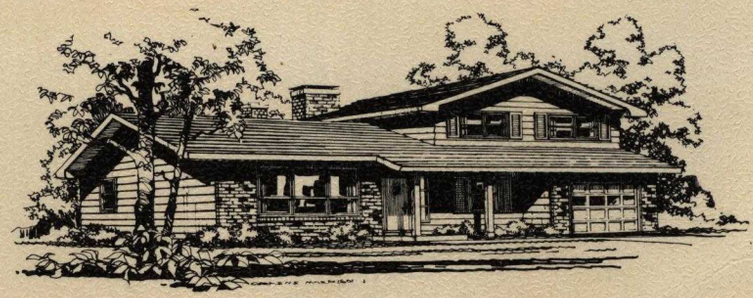
The Most Complete

PRE-ENGINEERED HOME ON THE MARKET TODAY



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"Dollar For Dollar — Midwestern Homes Gives You The Most Complete Package."